

## \$419,900 - 12241 95a Street, Edmonton

MLS® #E4443287

**\$419,900**

2 Bedroom, 2.00 Bathroom, 972 sqft

Single Family on 0.00 Acres

Delton, Edmonton, AB

When people say “that’s a cute house” the image that likely comes to your mind is THIS house. This truly is a CUTE HOUSE. The curb appeal alone demands great Christmas lights and a postcard of its own, but inside is where the real character is. Starting with the gorgeous hardwood floors, through the renovated bathroom and the amazing kitchen with cool cabinets and a built in booth. Yes, that’s a gas stove! Once you’ve cooked with gas you’ll never go back. The trendy modern colours, stylish tiling throughout the renovations and all-around style will put a smile on your face every day. Recent upgrades include a water softener in 2020, new air conditioning in 2021, and new shingles in 2024, and triple pane windows on the main floor. You'll love the heated floors in the kitchen and main bathroom too; luxury. An added bonus is the 6.6Kw of solar panels on the roof, which will keep your electricity bill inline for years to come. This home is well cared for, obviously loved, and ready for its next chapter.

Built in 1950

### Essential Information

MLS® # E4443287

Price \$419,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	972
Acres	0.00
Year Built	1950
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	12241 95a Street
Area	Edmonton
Subdivision	Delton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 1S2

### **Amenities**

Amenities	Air Conditioner, Deck, Hot Water Natural Gas, No Smoking Home, Vinyl Windows
Parking Spaces	3
Parking	Single Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Back Lane, Flat Site, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 19th, 2025
Days on Market	5
Zoning	Zone 05

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Listing information last updated on June 24th, 2025 at 12:17am MDT