

\$949,900 - 12416 29a Avenue, Edmonton

MLS® #E4445093

\$949,900

5 Bedroom, 3.00 Bathroom, 2,236 sqft

Single Family on 0.00 Acres

Blue Quill Estates, Edmonton, AB

SPECTACULAR IN BLUE QUILL ESTATES!

Amazing opportunity in this very desirable neighborhood! This gorgeous and meticulous Ace Lange built (original owner) bungalow offers 4200+ sqft of total living space, sits upon a beautiful 9400+ sqft lot, and is backing a lush green space. The sprawling main floor features a very welcoming entrance, huge family room, formal dining area, large kitchen w/s.s. appliances, living area w/fireplace, and soaring vaulted ceilings throughout. Spacious primary suite w/renovated 5-pc ensuite, 2 additional bedrooms, additional 4-pc bath, and laundry/mudroom. The lower level offers an enormous rec area, 2 bedrooms, 4-pc bath, and huge storage/work space. Other features include: newer roof, some windows, furnace, HWT, sunroom, and oversized garage.

Located close to great schools (Westbrook/Vernon Barford), the Derrick Club, and steps to Whitemud Creek Ravine. Truly a great home!

Built in 1988

Essential Information

MLS® #	E4445093
Price	\$949,900
Bedrooms	5
Bathrooms	3.00



Full Baths	3
Square Footage	2,236
Acres	0.00
Year Built	1988
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	12416 29a Avenue
Area	Edmonton
Subdivision	Blue Quill Estates
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 6C6

Amenities

Amenities	Air Conditioner, No Animal Home, No Smoking Home, Sprinkler Sys-Underground, Sunroom, Vaulted Ceiling
Parking	Double Garage Attached, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Westbrook
Middle	Vernon Barford
High	Harry Ainlay

Additional Information

Date Listed	June 30th, 2025
Days on Market	15
Zoning	Zone 16

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Listing information last updated on July 15th, 2025 at 4:32am MDT