

## \$299,900 - 12427 75 Street, Edmonton

MLS® #E4449706

**\$299,900**

4 Bedroom, 2.00 Bathroom, 936 sqft

Single Family on 0.00 Acres

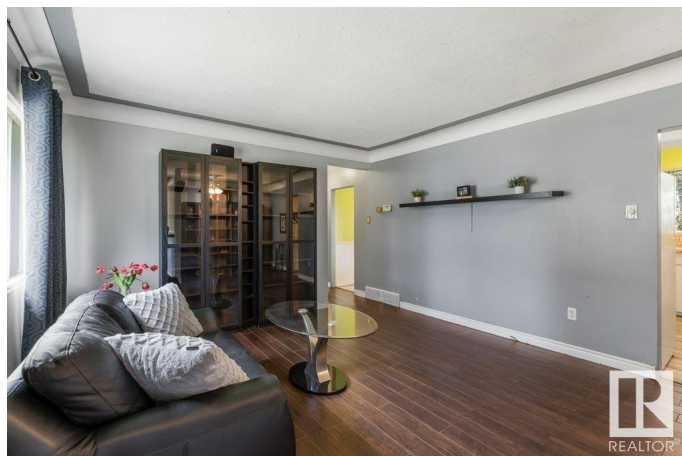
Elmwood Park, Edmonton, AB

Step into this charming bungalow that offers a bright and functional living space, enhanced by large windows that fill the home with natural light. The main floor features two generously sized bedrooms and a bathroom, creating a comfortable and convenient layout for everyday living. The kitchen boasts ample cabinetry for storage and opens directly onto a private balcony through sliding doors for an ideal setting for relaxing or entertaining, surrounded by mature trees that provide both shade and privacy. Downstairs, the partly developed basement includes two additional bedrooms and another full bathroom, offering excellent versatility for families and guests. Updated features included newer roof and garage doors. Whether you're a first-time buyer, growing family, or savvy investor, this home is filled with potential and ready to welcome its next chapter

Built in 1958

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4449706  |
| Price          | \$299,900 |
| Bedrooms       | 4         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 936       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1958                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 12427 75 Street |
| Area        | Edmonton        |
| Subdivision | Elmwood Park    |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5B 2C1         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck, See Remarks      |
| Parking   | Double Garage Detached |

### Interior

|              |                                                                                                              |
|--------------|--------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings, Garage Heater |
| Heating      | Forced Air-1, Natural Gas                                                                                    |
| Stories      | 2                                                                                                            |
| Has Basement | Yes                                                                                                          |
| Basement     | Full, Finished                                                                                               |

### Exterior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                           |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                             |
| Construction      | Wood, Stone, Vinyl                                                           |
| Foundation        | Concrete Perimeter                                                           |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 8               |

## Zoning

## Zone 05

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Listing information last updated on August 2nd, 2025 at 2:47pm MDT