

## **\$969,000 - 12944 119 Street, Edmonton**

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MLS® #E4431961

**\$969,000**

9 Bedroom, 6.00 Bathroom, 2,889 sqft

Single Family on 0.00 Acres

Calder, Edmonton, AB

Expansive multi-generational home, designed for large families. Featuring 9 bedrooms & 6 baths, offers privacy & communal living? Top Floor Highlights 4 beds, 3 ensuites & walk-in closets. Primary suite includes a 4-piece ensuite with deep tub, separate shower, walk-in closet suitable for a nursery. A loft area over the front foyer? Main Floor Features an open-concept kitchen equipped with corner pantry, bar-height counter, & space for a wide fridge, flowing into the dining & living areas with tray ceilings & a natural gas fireplace. 2 additional bedrooms, full bath, laundry, & a front office (possible 10th bedroom. Basement includes a full kitchen & bath, 3 bedrooms, & potential for an in-law suite. Additional Features: Double-glazed PVC windows, High Eff. Furnace & HT, central vac. & extra-wide stairs connecting all levels. double garage, driveway parking for 3 vehicles. Fenced backyard, patio & fire pit, deck, a covered porch & apple trees. Flooring includes hardwood, carpet & laminate.

Built in 2008

### **Essential Information**

|          |           |
|----------|-----------|
| MLS® #   | E4431961  |
| Price    | \$969,000 |
| Bedrooms | 9         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 6.00                   |
| Full Baths     | 6                      |
| Square Footage | 2,889                  |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12944 119 Street |
| Area        | Edmonton         |
| Subdivision | Calder           |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5E 5M4          |

### Amenities

|                |                            |
|----------------|----------------------------|
| Amenities      | Ceiling 9 ft.              |
| Parking Spaces | 4                          |
| Parking        | Double Garage Detached, On |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, G<br>Refrigerator, Stove-Electric, V |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco, Vinyl  |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Playground Nearby, Public<br>Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco, Vinyl  |



Foundation                      Slab

**Additional Information**

Date Listed                      April 21st, 2025  
Days on Market                5  
Zoning                              Zone 01

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Listing information last updated on April 26th, 2025 at 7:32am MDT