

## \$319,000 - 11418 91 Street, Edmonton

MLS® #E4440764

**\$319,000**

5 Bedroom, 2.50 Bathroom, 1,120 sqft

Single Family on 0.00 Acres

Alberta Avenue, Edmonton, AB

Welcome to this 1996 year built bi-level house! Features 1120 square feet PLUS FULLY FINISHED BASEMENT with total of 5 bedrooms, 2 living rooms, 2 kitchens, 2.5 bathrooms & a detached single garage. Main floor offers living room with large window, laminate floorings throughout. Kitchen & dining area. 3 bedrooms & a 4pc bathroom. Master bedroom has 2 piece en-suite. Separate Side Door Entrance to a fully finished basement comes with 2 additional bedrooms, second living room, second kitchen and a 4 piece bathroom. Laundry room & utility room. Carpet free home. Easy access to public transportation, school, NAIT, downtown, shopping center & all amenities.

Built in 1996

### Essential Information

MLS® #	E4440764
Price	\$319,000
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,120
Acres	0.00
Year Built	1996



Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	11418 91 Street
Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 4A5

### Amenities

Amenities	See Remarks
Parking Spaces	2
Parking	Single Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Hood Fan, Washer, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 5th, 2025
Days on Market	9
Zoning	Zone 05

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