

## \$439,000 - 12905 86 Street, Edmonton

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MLS® #E4457107

**\$439,000**

4 Bedroom, 2.00 Bathroom, 1,018 sqft

Single Family on 0.00 Acres

Killarney, Edmonton, AB

Get Inspired in Killarney! Welcome to your perfect home in the heart of Killarney. This beautifully upgraded and meticulously maintained up and down duplex offers everything you have been looking for. The main floor features a bright open layout with a stunning chef's kitchen complete with stainless steel appliances, full height espresso cabinetry, quartz counters and a stylish subway tile backsplash. The spacious living room is filled with natural light and flows into an elegant dining area, creating the perfect space for hosting friends and family. Three generous bedrooms and a beautifully updated bathroom complete the main level. The fully developed basement has its own private entrance and feels like its own home with a second kitchen, a large living room, den, bedroom, laundry and a bathroom. Perfect for extended family. Outside you will love the huge 50x150 lot with mature trees, patio, firepit, fenced yard and detached garage. This is the one.



Built in 1958

### Essential Information

MLS® # E4457107

Price \$439,000

Bedrooms 4

Bathrooms	2.00
Full Baths	2
Square Footage	1,018
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	12905 86 Street
Area	Edmonton
Subdivision	Killarney
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 3A9

### Amenities

Amenities	Detectors Smoke, Fire Pit, Patio, See Remarks
Parking	Double Garage Detached

### Interior

Appliances	Dryer, Washer, Refrigerators-Two, Stoves-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

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

**Additional Information**

Date Listed               September 10th, 2025  
Days on Market        1  
Zoning                    Zone 02

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