

\$425,000 - 11523 82 Street, Edmonton

MLS® #E4444815

\$425,000

5 Bedroom, 2.50 Bathroom, 1,121 sqft
Single Family on 0.00 Acres

Parkdale (Edmonton), Edmonton, AB

Investor and Family Opportunity in Parkdale!
The main floor offers 3 spacious bedrooms and 2 modern bathrooms, perfect for family living. The Legal basement suite, with its own private entrance, 2 large bedrooms, in-suite laundry, and bright oversized windows, ensures strong rental appeal. Both units feature luxury vinyl plank flooring, quartz countertops, brand new appliances, updated plumbing, modern lighting, new kitchens, separate laundry, and ample storage. Located in vibrant Parkdale, enjoy proximity to shopping, schools, parks, public transit, and plenty of parking.

Built in 1977

Essential Information

MLS® #	E4444815
Price	\$425,000
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,121
Acres	0.00
Year Built	1977
Type	Single Family
Sub-Type	Detached Single Family



Style Bungalow
Status Active

Community Information

Address 11523 82 Street
Area Edmonton
Subdivision Parkdale (Edmonton)
City Edmonton
County ALBERTA
Province AB
Postal Code T5B 2V7

Amenities

Amenities Hot Water Natural Gas, No Animal Home, No Smoking Home
Parking 2 Outdoor Stalls, Parking Pad Cement/Paved, Rear Drive Access

Interior

Interior Features ensuite bathroom
Appliances Appliances Negotiable
Heating Forced Air-1, Natural Gas
Stories 2
Has Suite Yes
Has Basement Yes
Basement Full, Finished

Exterior

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

Additional Information

Date Listed June 27th, 2025
Days on Market 55
Zoning Zone 05

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