

\$639,999 - 22311 119 Avenue, Edmonton

MLS® #E4462595

\$639,999

4 Bedroom, 3.00 Bathroom, 1,445 sqft
Single Family on 0.00 Acres

Kinglet Gardens, Edmonton, AB

Welcome to this rare gem - a beautifully cared-for 4-bedroom, 3-bath bungalow set on an expansive 1.44-acre lot within city limits. This property truly stands out for its incredible shop, fully equipped with heated floors, compressed air lines, a trench drain, washroom, laundry, and abundant storage; an ideal setup for hobbyists, tradespeople, or anyone seeking the ultimate workshop in Edmonton. Offering the best of both worlds, this home combines the peace and privacy of country living with the convenience of city life, just minutes from schools, shopping, and major amenities. Outside, the sprawling grounds invite you to garden, play, or simply relax and enjoy the tranquility of your own private retreat.

Built in 2009

Essential Information

MLS® #	E4462595
Price	\$639,999
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,445
Acres	0.00
Year Built	2009



Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	22311 119 Avenue
Area	Edmonton
Subdivision	Kinglet Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0S9

Amenities

Amenities	Deck, Front Porch, See Remarks
Parking	Front Drive Access, RV Parking, Shop, See Remarks

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Golf Nearby, Landscaped, Level Land, No Back Lane, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 17th, 2025
Days on Market	28
Zoning	Zone 59

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