# \$325,000 - 11133 130 Street, Edmonton

MLS® #E4425365

#### \$325,000

3 Bedroom, 2.00 Bathroom, 983 sqft Single Family on 0.00 Acres

Inglewood (Edmonton), Edmonton, AB

Well-maintained 4-level split half duplex located directly across from Westmount Public School. Each side has its own title, allowing for separate purchases or a side-by-side duplex acquisition. With over 1,700 sq. ft. of developed living space, this property is an excellent investment or ideal for a multi-generational family. Both sides feature new shingles and separate entrances to the lower levels. The main floor offers a spacious living room with hardwood flooring, a fieldstone wood-burning fireplace, and an open floor plan connecting to the dining area and kitchen, which boasts ample cabinetry and counter space. Upstairs, you'll find a large primary bedroom with a walk-in closet and a 4-piece bathroom. The third level includes two good-sized bedrooms and a 3-piece bath, while the lower level features a generous family room, laundry, and storage. The west-facing backyard is fenced and landscaped, with a deck and double detached garage. Close to schools, shopping, transit, Grant MacEwan, NAIT.

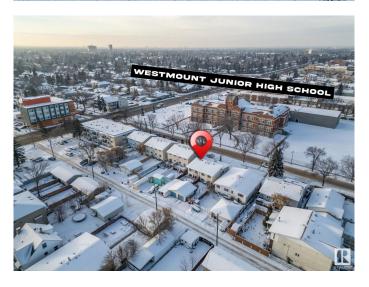
Built in 1976

### **Essential Information**

MLS® # E4425365 Price \$325,000







Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 983

Acres 0.00

Year Built 1976

Type Single Family

Sub-Type Half Duplex

Style 4 Level Split

Status Active

## **Community Information**

Address 11133 130 Street

Area Edmonton

Subdivision Inglewood (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5M 0Z9

#### **Amenities**

Amenities See Remarks

Parking Single Garage Detached

#### Interior

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Brick

Exterior Features See Remarks

Roof Asphalt Shingles

Construction Wood, Brick

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed March 12th, 2025

Days on Market 26

Zoning Zone 07

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 7th, 2025 at 3:47am MDT