\$229,900 - 11320 89 Street, Edmonton

MLS® #E4426661

\$229,900

1 Bedroom, 3.00 Bathroom, 1,399 sqft Single Family on 0.00 Acres

Alberta Avenue, Edmonton, AB

2 STORY HOME IS PRICED FOR A STARTER HOME OWNER or a BUILDER or an INVESTOR. HOME IS PRICED WELL BELOW CITY ASSESSMENT. COMES WITH **3 SUITES OR USE AS A 5 BEDROOM** HOME, FOR A BIG FAMILY . ALL THIS AT A SMALL PRICE. POSSIBLE DUPLEX OR MULTI UNITY BUILDING SITE. City of Edmonton Inspected site has 3 suites IS on a 33FT. X 120 foot lot. Suites are fully occupied. This property is approved and inspected by the Health Department. Zoned (RS)for Multi-Unites Area. Comes WITH Appliances also Newer Furnace and Hot WATER tank and a garage for storage. THERE IS New Duplex construction is on a similar lot, just steps away. Close to transit, schools, shopping and football Stadium. Long time owner. CITY-ZONED as- Small Scale Res.(RS)



Built in 1929

Essential Information

MLS® #	E4426661
Price	\$229,900
Bedrooms	1
Bathrooms	3.00
Full Baths	3
Square Footage	1,399
Acres	0.00

Year Built	1929
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	11320 89 Street
Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 3T6

Amenities

Amenities Parking

See Remarks Single Garage Detached

Interior

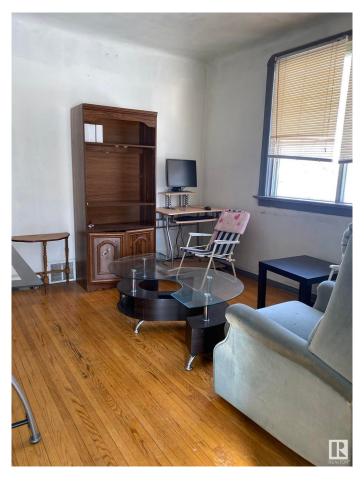
Dryer, Washer, Refrigerators
Forced Air-1, Natural Gas
3
Yes
Full, Finished

Exterior

Exterior	Concrete, Stucco
Exterior Features	Back Lane, Flat Site, Fruit Transportation, Schools, Sho
Lot Description	CITY BACK LANE
Roof	Asphalt Shingles
Construction	Concrete, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 18th, 2025
Days on Market	23
Zoning	Zone 05





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 10th, 2025 at 8:47am MDT