

\$329,900 - 12109 87 St, Edmonton

MLS® #E4432006

\$329,900

3 Bedroom, 2.00 Bathroom, 959 sqft

Single Family on 0.00 Acres

Eastwood, Edmonton, AB

Welcome to the stunning property with Huge lot (50'x150') RF3 ZONING in the EASTWOOD neighbourhood. This property has total 3 Bedrooms, 2 full washrooms with separate laundries & has separate entrance with Single Detached garage & RV parking. On the main floor there are 2 good size bedrooms, huge living room, full washroom, new laundry with new washer/dryer, main kitchen with gas range. Basement has 1 bedroom & 1 full bath with laundry. This huge 50 x 150 ft lot zoned RF3 is situated on a beautiful tree lined street in central Eastwood. This LARGE LOT provides tons of potential for future development, NEW BYLAWS allowing for 8 UNITS - build a side by side duplex plus basement suites or split the lot into 2 skinnies â€” the possibilities are endless! Recent upgrades include shingles, HWT, bedroom windows & freshly painted. Providing quick and easy access to downtown, NAIT and Kingsway Mall and within walking distance to parks, schools, & public transit â€” the location is fantastic. MUST SEE!!

Built in 1949

Essential Information

MLS® # E4432006

Price \$329,900



| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 959 |
| Acres | 0.00 |
| Year Built | 1949 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------|
| Address | 12109 87 St |
| Area | Edmonton |
| Subdivision | Eastwood |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5B 3N7 |

Amenities

| | |
|-----------|--|
| Amenities | R.V. Storage, See Remarks, Infill Property |
| Parking | Single Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Refrigerator, Stove-Gas, Dryer-Two, Washers-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 1 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|-------------------------|
| Elementary | St. Alphonsus Catholic |
| Middle | St. Alphonsus Catholic |
| High | Aurora Academic Charter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 22nd, 2025 |
| Days on Market | 54 |
| Zoning | Zone 05 |

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Listing information last updated on June 15th, 2025 at 11:47am MDT