

\$449,999 - 12708 83 Street, Edmonton

MLS® #E4433240

\$449,999

5 Bedroom, 2.00 Bathroom, 1,183 sqft

Single Family on 0.00 Acres

Killarney, Edmonton, AB

This well-maintained up/down duplex is ideally located near shopping, public transit, and schools. It includes two high-efficiency furnaces, separate laundry areas, and two kitchens. Both units feature bright layouts with large windows that let in plenty of natural light. The upper unit offers 3 bedrooms, a full bathroom, and a spacious living room, dining area, and kitchen. The fully finished basement includes 2 bedrooms, a bathroom, and an open-concept living room and kitchen. Additional features include ample storage, a large backyard with a concrete patio, garden space, and double detached garage. Situated on a generous 45' x 150' lot, this property is a great opportunity for first-time buyers or investors."

Built in 1969

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4433240 |
| Price | \$449,999 |
| Bedrooms | 5 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,183 |
| Acres | 0.00 |
| Year Built | 1969 |



| | |
|----------|--------------------|
| Type | Single Family |
| Sub-Type | Duplex Up And Down |
| Style | Raised Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 12708 83 Street |
| Area | Edmonton |
| Subdivision | Killarney |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5E 2V8 |

Amenities

| | |
|-----------|--|
| Amenities | Patio |
| Parking | Double Garage Detached, Over Sized, RV Parking |

Interior

| | |
|--------------|---|
| Appliances | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Window Coverings, Dryer-Two, Stoves-Two, Washers-Two |
| Heating | Forced Air-2, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 28th, 2025 |
| Days on Market | 2 |
| Zoning | Zone 02 |

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