

\$425,000 - 7512 129a Avenue, Edmonton

MLS® #E4458261

\$425,000

4 Bedroom, 1.50 Bathroom, 1,112 sqft

Single Family on 0.00 Acres

Balwin, Edmonton, AB

The Perfect Family Home! Facing Balwin Park with a brand-new outdoor play centre, arena, tennis courts, & community hall, this beautifully maintained bungalow offers the ideal family lifestyle. A wonderfully landscaped front yard with paver walkway & perennial gardens welcomes you. Step inside to find gleaming hardwood floors & bright new windows with park views. The spacious living room flows seamlessly into a large dining area, perfect for hosting family gatherings. The kitchen overlooks a fully fenced, private backyard featuring raised flower beds & flowering trees. The main level offers three bedrooms (one used as an office) & a full bath.

You'll enjoy family nights in the oversized rec room with a dry bar & a wine/cold room. A 2nd bathroom & additional bedroom complete the basement. The backyard is designed for entertaining, unwind under the stars in the outdoor hot tub, gather around the firepit, or host summer BBQs on the large patio. Newer roof, vinyl siding, PVC windows, & more! Don't delay!!!

Built in 1961

Essential Information

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Price \$425,000



Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,112
Acres	0.00
Year Built	1961
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	7512 129a Avenue
Area	Edmonton
Subdivision	Balwin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5C 1W9

Amenities

Amenities	Bar, Closet Organizers, Fire Pit, Hot Tub, No Smoking Home, Patio, Natural Gas BBQ Hookup
Parking Spaces	3
Parking	Over Sized, Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, See Remarks, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Landscaped, Low Maintenance Landscape, Playground Nearby, Schools, Vegetable Garden

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Princeton / St. Vladimir
Middle	Balwin / St. Cecilia
High	M.E. Lazerte / O'Leary

Additional Information

Date Listed	September 17th, 2025
Days on Market	6
Zoning	Zone 02

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