

## \$419,000 - 1926 119a Street, Edmonton

MLS® #E4462228

**\$419,000**

3 Bedroom, 1.50 Bathroom, 1,442 sqft

Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

What a fantastic Gem! This gorgeous 2 storey Duplex located on a loop street backing on a walkway directly to shopping centre. This very practical family home offers a open and spacious living room adjoining the kitchen with eat at island and corner pantry and as well as built - in extra shelving unit. Upstairs are 3 bedrooms with primary bedroom has a walkin closet. Bonus room for relaxing with the family. Recent upgrades include New Bathroom backover including tub, sink quartz countertops, toilet and tile floor and walls. 50 gal hot water tank. Outside a privacy screen, and composite decking.

Built in 2007

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4462228      |
| Price          | \$419,000     |
| Bedrooms       | 3             |
| Bathrooms      | 1.50          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,442         |
| Acres          | 0.00          |
| Year Built     | 2007          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |



|        |          |
|--------|----------|
| Style  | 2 Storey |
| Status | Active   |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1926 119a Street      |
| Area        | Edmonton              |
| Subdivision | Rutherford (Edmonton) |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6W 0E2               |

### Amenities

|                |                                                                                                  |
|----------------|--------------------------------------------------------------------------------------------------|
| Amenities      | On Street Parking, Deck, Detectors Smoke, Exterior Walls- 2"x6", No Animal Home, No Smoking Home |
| Parking Spaces | 1                                                                                                |
| Parking        | Single Garage Attached                                                                           |

### Interior

|              |                                                                                                                                                                 |
|--------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                                                                       |
| Fireplace    | Yes                                                                                                                                                             |
| Fireplaces   | Glass Door                                                                                                                                                      |
| Stories      | 2                                                                                                                                                               |
| Has Basement | Yes                                                                                                                                                             |
| Basement     | Full, Unfinished                                                                                                                                                |

### Exterior

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                               |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Shopping Nearby, Treed Lot |
| Roof              | Asphalt Shingles                                                                          |
| Construction      | Wood, Vinyl                                                                               |
| Foundation        | Concrete Perimeter                                                                        |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 15th, 2025 |
| Days on Market | 14                 |

|                |          |
|----------------|----------|
| Zoning         | Zone 55  |
| HOA Fees       | 150      |
| HOA Fees Freq. | Annually |

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 October 29th, 2025 at 5:02am MDT