

## \$475,000 - 8209 150 Street, Edmonton

MLS® #E4437543

**\$475,000**

5 Bedroom, 2.50 Bathroom, 1,242 sqft

Single Family on 0.00 Acres

Lynnwood, Edmonton, AB

Mid Century Gem in Lynwood! Welcome to this wonderfully maintained, pristine, low-sloped-roof bungalow on quiet street in safe & family-oriented Lynwood. This home has been lovingly cared for over the years and features a recently replaced roof! Original hardwood flooring flows throughout the main floor living space. The spacious living room enjoys access to a beautiful back yard deck, and opens to the dining area. Next is the functional kitchen with breakfast nook. Down the hall you will find three well sized bedroom; the primary enjoys plenty of closet space and en-suite! A full bathrooms and excellent storage completes the floor. Downstairs there are two more bedrooms, a bonus room, bathroom & more storage! Single garage with large driveway for more vehicles. Perfect opportunity to own in a great community!

Built in 1959

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4437543  |
| Price          | \$475,000 |
| Bedrooms       | 5         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,242     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1959                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 8209 150 Street |
| Area        | Edmonton        |
| Subdivision | Lynnwood        |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5R 1C9         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Single Garage Detached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dryer, Freezer, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Wine/Beverage Cooler |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl                                    |
| Exterior Features | Fenced, Paved Lane, Playground Nearby, Schools |
| Roof              | Tar & Gravel                                   |
| Construction      | Wood, Vinyl                                    |
| Foundation        | Concrete Perimeter                             |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 21st, 2025 |
| Days on Market | 26             |

## Zoning

## Zone 22

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 June 16th, 2025 at 11:18am MDT