

\$165,000 - 11421 11423 89 Street, Edmonton

MLS® #E4442494

\$165,000

4 Bedroom, 2.00 Bathroom, 1,619 sqft

Single Family on 0.00 Acres

Parkdale (Edmonton), Edmonton, AB

Potential in Park Place! Ideal property for Builders or those looking for a sweat equity project with downtown conveniences. From there it is a 6 minute ride to Downtown, 12 minutes to the University of Alberta and 26 minutes to NAIT. Grocery Store & Restaurants are less than a 4 minute bike ride away. Quick access to the Yellowhead & Gretzky Drive. Duplex Property features two bedrooms & one bath per side along with two gas meters & two electrical meters. Newer high efficiency Furnaces. East facing Backyard. Double Detached Garage: 24' W x 20' D. Lot size: 33' W x 120' D, 367.78 m2.

Built in 1917

Essential Information

MLS® #	E4442494
Price	\$165,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,619
Acres	0.00
Year Built	1917
Type	Single Family
Sub-Type	Duplex Side By Side
Style	2 Storey



Status Active

Community Information

Address 11421 11423 89 Street
Area Edmonton
Subdivision Parkdale (Edmonton)
City Edmonton
County ALBERTA
Province AB
Postal Code T5B 3T7

Amenities

Amenities See Remarks
Parking Double Garage Detached

Interior

Appliances None
Heating Forced Air-2, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Wood, Stucco, Vinyl
Exterior Features Back Lane
Roof Asphalt Shingles
Construction Wood, Stucco, Vinyl
Foundation Block

School Information

Elementary Norwood/St Alphonsus
Middle Spruce Ave/St Alphonsus
High Victoria/St Joseph

Additional Information

Date Listed June 14th, 2025
Days on Market 1
Zoning Zone 05

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 15th, 2025 at 7:32pm MDT