

## \$430,000 - 12121 124 Street, Edmonton

MLS® #E4424864

**\$430,000**

5 Bedroom, 2.50 Bathroom, 969 sqft

Condo / Townhouse on 0.00 Acres

Prince Charles, Edmonton, AB

NO CONDO FEE ! Central Edmonton Location very close 10 minutes to city center, Nait, Royal Alexandra Hospital, trending 124 street, schools, shopping, community league, Yellow Head Freeway. Newer Raised Bungalow, open kitchen great room floor plan, 3 bedrooms main floor, primary bdrm has ensuite, also 4 piece washroom, Laundry on the main floor. Legal Basement Suite separate entrance also open kitchen to great room area, 2 bedrooms, 4 piece washroom, laundry in the basement makes distict and separate living between main floor and basement. Single detached garage is perfect for all seasons. Presently rented main ( \$1795 per month ) lower basement ( \$1300 ) makes fabulos \$3095 per month income, both main and lower are leased till July 31, 2025. Adjacent side of duplex 12119 may also be available. Perfect to live in owner occuppied with extra income renting one of the levels, perfect for owner occuppied for extended families of all ages living together yet having privacy. The ultimate rental investment also

Built in 2013

### Essential Information

MLS® # E4424864

Price \$430,000



|                |                   |
|----------------|-------------------|
| Bedrooms       | 5                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 969               |
| Acres          | 0.00              |
| Year Built     | 2013              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |
| Style          | Raised Bungalow   |
| Status         | Active            |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12121 124 Street |
| Area        | Edmonton         |
| Subdivision | Prince Charles   |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5L 0N1          |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Off Street Parking, On Street Parking, Exterior Walls- 2"x6", Vaulted Ceiling, Vinyl Windows, See Remarks, Infill Property |
| Parking Spaces | 2  |
| Parking        | Single Garage Detached   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dryer, Garage Control, Stacked Washer/Dryer, Washer, Refrigerators-Two, Stoves-Two, Dishwasher-Two, Curtains and Blinds |
| Heating           | Forced Air-2, Natural Gas   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Back Lane, Landscaped, Playground Nearby, Public Transportation, |

|              |                                       |
|--------------|---------------------------------------|
|              | Schools, Shopping Nearby, See Remarks |
| Roof         | Asphalt Shingles                      |
| Construction | Wood, Stucco                          |
| Foundation   | Concrete Perimeter                    |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | March 6th, 2025 |
| Days on Market | 47              |
| Zoning         | Zone 04         |

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Listing information last updated on April 22nd, 2025 at 7:32am MDT