\$499,888 - 13456 107 Street, Edmonton

MLS® #E4447257

\$499,888

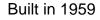
6 Bedroom, 2.00 Bathroom, 1,055 sqft Single Family on 0.00 Acres

Rosslyn, Edmonton, AB

Beautifully renovated and fully permitted, this legally suited 5-bedroom, 2-bathroom home is the ultimate turn-key investment! Nearly everything is newâ€"windows, exterior siding, garage door and opener, plumbing, electrical, HVAC with two furnaces, water tank, flooring, two stylish kitchens, and two full sets of appliancesâ€"making this a low-maintenance, high-cashflow property. Situated on a massive lot directly across from a park and close to schools, it offers the perfect blend of lifestyle and location. Whether you're house-hacking or expanding your portfolio, this one is ready to earn from day one!







Essential Information

MLS® #	E4447257
	E4447237
Price	\$499,888
Bedrooms	6
Bathrooms	2.00
Full Baths	2
Square Footage	1,055
Acres	0.00
Year Built	1959
Туре	Single Family
Sub-Type	Detached Single Family
Style	Bungalow



Status	Active	
Community Information		
Address	13456 107 Street	
Area	Edmonton	
Subdivision	Rosslyn	
City	Edmonton	
County	ALBERTA	
Province	AB	
Postal Code	T5E 4W2	
Amenities		
Amenities	Detectors Smoke, No Animal Home, No Smoking Home, Vinyl Windows	
Parking	Double Garage Detached	
Interior		
Appliances	Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two	
Heating	Forced Air-2, Natural Gas	
Stories	2	
Has Suite	Yes	
Has Basement	Yes	
Basement	Full, Finished	
Exterior		
Exterior	Wood, Vinyl	
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby	
Roof	Asphalt Shingles	
Construction	Wood, Vinyl	
Foundation	Concrete Perimeter	
Additional Information		
Date Listed	July 11th 2025	

Date ListedJuly 11th, 2025Days on Market1ZoningZone 01

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