

\$389,702 - 13328 123 Street, Edmonton

MLS® #E4439201

\$389,702

5 Bedroom, 2.00 Bathroom, 1,040 sqft
Single Family on 0.00 Acres

Kensington, Edmonton, AB

THE BONES ARE RENOVATED AND READY TO IMPRESS....THIS HAS TO BE THE NICEST CURB APPEAL IN TOWN.... 5 BEDROOMS.....Just Bring Your Toothbrush!...~!WELCOME HOME!~ This bungalow has had more upgrades than a smartphoneâ€”shingles 2018, eaves and soffit 2020, garage door 2022, furnace 2024, windows front and back 2024. attic insulation 2024 + Basically, if it wasnâ€™t nailed down, it got replacedâ€”and if it was nailed down, it probably got upgraded! Main floor has perfect great room, large dining, and 3 bedrooms ;basement is dialed in with a huge family room perfect for movie nights or wrestling matches, 2 bedrooms, den, 3-piece bath, and a laundry/utility room where your socks go to mysteriously disappear. Out back, itâ€™s like your own private getaway: awesome deck for BBQs and bevies, a firepit for marshmallows or questionable karaoke, perfect fencing to keep the dog in and the neighbours out, RV parking for your land yacht, and a heated double garage to tinker, escape, or â€œaccidentallyâ€• hide from chores.

Built in 1958

Essential Information

MLS® #	E4439201
Price	\$389,702



Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,040
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	13328 123 Street
Area	Edmonton
Subdivision	Kensington
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 0J9

Amenities

Amenities	Deck, Front Porch, See Remarks
Parking	Double Garage Detached, Over Sized

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed May 29th, 2025
Days on Market 27
Zoning Zone 01

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