

## \$249,900 - 11537 93 Street, Edmonton

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MLS® #E4438615

**\$249,900**

3 Bedroom, 2.00 Bathroom, 873 sqft

Single Family on 0.00 Acres

Alberta Avenue, Edmonton, AB

Get Inspired in Alberta Avenue! This charming, substantially upgraded bungalow sits on a beautiful, mature tree-lined street and offers incredible value! Featuring 2+1 bedrooms and 2 full baths and over 1600 total sq feet, this home blends character with modern updates. Step into a welcoming foyer that opens to a bright living and dining space, filled with natural light from large windows. The kitchen features crisp white cabinetry, clean finishes, and ample storage. The main floor bedrooms are generously sized, each easily fitting a king bed and are tucked away for privacy. A separate rear entrance leads to the fully finished basement with a bedroom, full bath, and family room! Perfect for guests or extended family. Upgrades include newer shingles, updated plumbing, electrical, vinyl windows, weeping tile, sump pump, and sewer line. The front and backyards are lush and shady, creating a serene space. A single detached garage plus rear and street parking complete this fantastic property!



Built in 1948

### Essential Information

MLS® #	E4438615
Price	\$249,900
Bedrooms	3

Bathrooms	2.00
Full Baths	2
Square Footage	873
Acres	0.00
Year Built	1948
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	11537 93 Street
Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 1C6

### Amenities

Amenities	Off Street Parking, On Street Parking, Detectors Smoke, Vinyl Windows
Parking	Single Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
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
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed May 26th, 2025

Days on Market 22

Zoning Zone 05

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