# \$429,000 - 12530 172 Avenue, Edmonton

MLS® #E4457751

### \$429,000

3 Bedroom, 3.50 Bathroom, 1,333 sqft Single Family on 0.00 Acres

Rapperswill, Edmonton, AB

NICE HALF DUPLEX WITH FINISHED
BASEMENT AT RAPPERSMILL AREA AT
12530 172 AVE NW, EDMONTON, AB. MAIN
FLOOR HAS LARGE ENTRY, A DEN, DINING
ROOM OVERLOOKING KITCHEN, LIVING
ROOM, HALF BATH, BACK DOOR TO DECK.
UPSTAIRS HAS 3 BEDROOMS, MASTER
BEDROOM HAS FULL BATH & WALK-IN
CLOSET, ANOTHER FULL BATH AT THE
HALLWAY, LAUNDRY CLOSET. BASEMENT
HAS A LARGE FAMILY ROOM, FULL BATH.
SINGLE ATTACHED GARAGE. LARGE PIE
SHAPED LOT WITH FENCE & STORAGE
SHED.



#### **Essential Information**

MLS® # E4457751 Price \$429,000

Bedrooms 3 Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 1,333 Acres 0.00

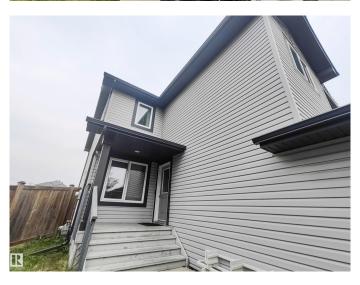
Year Built 2013

Type Single Family

Sub-Type Half Duplex







Style 2 Storey
Status Active

## **Community Information**

Address 12530 172 Avenue

Area Edmonton
Subdivision Rapperswill
City Edmonton
County ALBERTA

Province AB

Postal Code T5X 0E6

#### **Amenities**

Amenities Deck

Parking Single Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Landscaped

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### Additional Information

Date Listed September 14th, 2025

Days on Market 32

Zoning Zone 27

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Listing information last updated on October 16th, 2025 at 4:17am MDT