

Courtesy Of Deborah A McGuire Of MaxWell Polaris

## \$468,888 - 10962 135 Street, Edmonton

MLS® #E4429420

**\$468,888**

4 Bedroom, 2.00 Bathroom, 980 sqft  
Single Family on 0.00 Acres

North Glenora, Edmonton, AB

GREAT VALUE in North Glenora! This charming 4-bedroom, 2-bathroom bungalow boasts hardwood floors with over \$80,000 in upgrades. The main floor features a bright and welcoming living room, modern kitchen, a 4-piece bathroom, a spacious primary and additional bedroom, and a dining area perfect for family meals. The fully finished basement offers a large rec room, two generously sized bedrooms, 3-piece bathroom, and laundry room. Outside, the west-facing backyard is an entertainer's dream, fully fenced for children and pets, with a mature garden paradise. Conveniently located just steps away from schools, library, Westmount Shopping Centre, Transit Centre, grocery stores, recreation facilities, medical services, banks, and restaurants. Plus, it's just minutes to University of Alberta, NAIT, Grant MacEwan and Downtown. Foundation repair (\$8,778); Sewer Line (\$15,771); Hot water tank (\$2,310); Interiors (\$49,695); Furnace & Humidifier (\$6,578).

Built in 1952

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4429420  |
| Price    | \$468,888 |
| Bedrooms | 4         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 980                    |
| Acres          | 0.00                   |
| Year Built     | 1952                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 10962 135 Street |
| Area        | Edmonton         |
| Subdivision | North Glenora    |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5M 1K2          |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | On Street Parking, Hot Water Natural Gas, Patio, Workshop |
| Parking Spaces | 6   |
| Parking        | Single Garage Detached                                    |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Dryer, Microwave Hood Fan, Stove-Electric, Washer, Window Coverings, Refrigerators-Two |
| 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, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Treed Lot |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

## School Information

|            |                            |
|------------|----------------------------|
| Elementary | Coronation, St.Vincent     |
| Middle     | Westminster, Westmount     |
| High       | Ross Shep, Archbishop MacD |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 6th, 2025 |
| Days on Market | 22              |
| Zoning         | Zone 07         |

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Listing information last updated on April 28th, 2025 at 12:47pm MDT