

# \$559,900 - 12516 114 Avenue, Edmonton

MLS® #E4462282

## \$559,900

5 Bedroom, 3.50 Bathroom, 1,425 sqft  
Condo / Townhouse on 0.00 Acres

Inglewood (Edmonton), Edmonton, AB

**!! INVESTOR ALERT!!** 2 Storey style unit with Legal basement suite. This beautiful property, over 1,400 sq.ft., main floor comes with living room, kitchen, office and 2 pce bathroom. Second floor of has 3 bedrooms , laundry and 2 full bathrooms. Legal basement suites has family room, kitchen 2 bedrooms, laundry and full bathroom. Fully upgraded units with luxury vinyl plank and tile flooring, upgraded kitchen cabinets, quartz counter tops, tilesplash. The site will be fully landscaped, situated on a corner lot. Close to all amenities, schools, public transportation, Grant Macewan and NAIT as well as a short drive over the river to the University of Alberta. This property is ideal for investment catering to all walks of life, families, students, working professionals. ESTIMATED COMPLETION DATE November 2025.



Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4462282  |
| Price          | \$559,900 |
| Bedrooms       | 5         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,425     |

|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2025              |
| Type       | Condo / Townhouse |
| Sub-Type   | Half Duplex       |
| Style      | 2 Storey          |
| Status     | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 12516 114 Avenue     |
| Area        | Edmonton             |
| Subdivision | Inglewood (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5M 2X6              |

### Amenities

|           |                                                                   |
|-----------|-------------------------------------------------------------------|
| Amenities | On Street Parking, Ceiling 9 ft., No Animal Home, No Smoking Home |
| Parking   | Parking Pad Cement/Paved, See Remarks                             |

### Interior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Interior Features | ensuite bathroom                                             |
| Appliances        | Dishwasher-Built-In, Hood Fan, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-1, Natural Gas                                    |
| Stories           | 3                                                            |
| Has Suite         | Yes                                                          |
| Has Basement      | Yes                                                          |
| Basement          | Full, Finished                                               |

### Exterior

|                   |                                                                                   |
|-------------------|-----------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                       |
| Exterior Features | Corner Lot, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                  |
| Construction      | Wood, Vinyl                                                                       |
| Foundation        | Concrete Perimeter                                                                |

### Additional Information

|             |                    |
|-------------|--------------------|
| Date Listed | October 16th, 2025 |
|-------------|--------------------|

Days on Market 3

Zoning Zone 07

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Listing information last updated on October 18th, 2025 at 9:32pm MDT