

## **\$478,000 - 12904 95a Street, Edmonton**

MLS® #E4463867

**\$478,000**

4 Bedroom, 2.00 Bathroom, 1,109 sqft

Single Family on 0.00 Acres

Killarney, Edmonton, AB

Gorgeous FULLY Renovated Bungalow offers elegance, magnificent living spaces. This home features 1100 SQFT, 4 bed and 2 full baths. Inside the front entry boasts an impressive Open Concept living area, large living room features pot lights and a fireplace. The Chef's Kitchen is outstanding from every angle, showcases tasteful finishes such as Quartz counters, Large Island, custom cabinetry, soft close drawers, Tile, Stainless Steel Appliances. Two large bedrooms & Full bathrooms with a gorgeous Master Suite. Basement is fully finished & perfect for entertaining, the Living Room boasts a Fireplace. Two Large bedroom, and a full bathroom. Upgrade's include: High End Finishings, Full Kitchen, Windows, Shingles, Vinyl Plank and Tile Flooring, Bathrooms, Shingles, Plumbing lines, Electrical, Lighting, Furnace, Tank, Doors, Trim. Large Backyard with a privacy fence. The Oversized Single Garage with a Large driveway for ample parking. Located on a quiet street with quick access to amenities, parks, and schools.

Built in 1961

### **Essential Information**

MLS® # E4463867

Price \$478,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,109                  |
| Acres          | 0.00                   |
| Year Built     | 1961                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12904 95a Street |
| Area        | Edmonton         |
| Subdivision | Killarney        |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5E 4A1          |

### Amenities

|           |                                    |
|-----------|------------------------------------|
| Amenities | See Remarks                        |
| Parking   | Over Sized, Single Garage Detached |

### Interior

|              |                                                                            |
|--------------|----------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                                  |
| Stories      | 2                                                                          |
| Has Basement | Yes                                                                        |
| Basement     | Full, Finished                                                             |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior          | Wood, Brick, Stucco              |
| Exterior Features | Fenced, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                 |
| Construction      | Wood, Brick, Stucco              |
| Foundation        | Concrete Perimeter               |

### Additional Information

Date Listed            October 27th, 2025

Days on Market      5

Zoning                Zone 02

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on November 1st, 2025 at 8:47am MDT