

\$344,000 - 12106 81 Street, Edmonton

MLS® #E4422666

\$344,000

5 Bedroom, 2.00 Bathroom, 1,093 sqft
Single Family on 0.00 Acres

Eastwood, Edmonton, AB

INVESTMENT OPPORTUNITY ALERT!

Situated on a 50x150 foot lot, this is a RARE FIND as it comes with a design package for a suited 4-Plex putting you a few steps and a few months ahead of the game. Located across from a school and park, and with quick access to downtown, this property is positioned for strong rental demand and long-term value growth. With the approved permits, you can start transforming this property into a multi-unit, income-generating asset quickly, saving significant time and effort on the planning process. This home offers a bright living space with 2 bedrooms on the main level as well as a large yard, and a detached, double-car garage. With some TLC, the raised basement has 3 additional bedrooms and bathroom suited for a growing family! Don't miss your chance to check out this amazing opportunity!!

Built in 1953

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4422666 |
| Price | \$344,000 |
| Bedrooms | 5 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,093 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 1953 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 12106 81 Street |
| Area | Edmonton |
| Subdivision | Eastwood |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5B 2T1 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Deck, See Remarks |
| Parking | Double Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, 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, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 24th, 2025 |
| Days on Market | 54 |

Zoning

Zone 05

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