

## \$399,000 - 10922 116 Street, Edmonton

MLS® #E4424112

**\$399,000**

4 Bedroom, 2.00 Bathroom, 907 sqft  
Single Family on 0.00 Acres

Queen Mary Park, Edmonton, AB

Lovely bright 907 sq ft 1952 bungalow in Queen Mary Park just minutes from downtown, MacEwan University and the Ice District. Very well maintained home featuring gleaming professionally refinished red oak floors ( LR, MBR, BR ) All new triple glazed windows ( except 2 kitchen corner units ), mid efficiency furnace, central air, newer kitchen ( soft close cabinets and drawers ), 2 upgraded full baths ( up / down ), Fully finished basement with family room and 2 bright bedrooms. Huge 47' x 150' lot. Single garage and carport. This is an excellent investment as vacant lots in the area are selling up to the mid 300's. The huge western back yard features a covered deck with natural gas heater. You won't be disappointed. Note furniture is digitally staged.

Built in 1952

### Essential Information

MLS® #	E4424112
Price	\$399,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	907
Acres	0.00
Year Built	1952



Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	10922 116 Street
Area	Edmonton
Subdivision	Queen Mary Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 3M6

### **Amenities**

Amenities	Air Conditioner, Deck, No Smoking Home, Patio, See Remarks
Parking	Single Garage Detached, See Remarks

### **Interior**

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

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Lot Description	47' x 149'
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 4th, 2025
Days on Market	9
Zoning	Zone 08

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