

# \$399,000 - 10611 149 Street, Edmonton

MLS® #E4454644

**\$399,000**

3 Bedroom, 2.00 Bathroom, 963 sqft  
Single Family on 0.00 Acres

Grovenor, Edmonton, AB

Welcome to this charming bungalow, a perfect blend of cozy living and expansive outdoor space. This delightful home features a total of three bedrooms and two full bathrooms, offering comfortable living across both levels. The main floor boasts just under 1,000 square feet of well-utilized space, including two bright bedrooms and a full bathroom. The living area is perfect for relaxing and entertaining, with large windows that let in abundant natural light. The fully finished basement significantly expands the living quarters, providing a third bedroom, a second full bathroom, and a spacious recreation area. Outside, the property truly shines with a massive lot that provides endless possibilities for gardening and outdoor gatherings. The yard is a private oasis, ready for your personal touch. It's a fantastic opportunity for first-time buyers or investors

Built in 1955

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4454644  |
| Price          | \$399,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 963       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1955                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 10611 149 Street |
| Area        | Edmonton         |
| Subdivision | Grovenor         |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5P 1L9          |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Hot Water Natural Gas  |
| Parking   | Single Garage Detached |

### Interior

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

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior          | Wood, Stucco, Vinyl |
| Exterior Features | Fenced              |
| Roof              | Asphalt Shingles    |
| Construction      | Wood, Stucco, Vinyl |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 25th, 2025 |
| Days on Market | 1                 |
| Zoning         | Zone 21           |

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