

# \$515,000 - 10929 80 Avenue, Edmonton

MLS® #E4420474

**\$515,000**

4 Bedroom, 2.00 Bathroom, 965 sqft  
Single Family on 0.00 Acres

Garneau, Edmonton, AB

Seize this opportunity to own a centrally located 4-bedroom, 2-bathroom bungalow with incredible versatility. Whether you're an investor looking for a high-demand rental or a buyer ready to craft your dream home, this property delivers unmatched potential. Strategically positioned near major transportation hubs, top-tier shopping, dining, and the university, this location ensures strong long-term value. The functional layout, two separate living spaces, and generous lot provide the perfect foundation for customization or immediate rental income. Savvy buyers know that real estate is about location, flexibility, and potential—this home checks all the boxes. Well maintained and cared for throughout the years leaves this house in prime condition for its new owners!

Built in 1951

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4420474  |
| Price          | \$515,000 |
| Bedrooms       | 4         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 965       |
| Acres          | 0.00      |
| Year Built     | 1951      |



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

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 10929 80 Avenue |
| Area        | Edmonton        |
| Subdivision | Garneau         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6G 0P9         |

### Amenities

|           |  |
|-----------|--|
| Amenities | No Animal Home, No Smoking Home, Vinyl Windows |
| Parking   | Single Garage Detached                         |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dryer, Hood Fan, Microwave Hood Fan, Washer, Refrigerators-Two, Stoves-Two, Dishwasher-Two |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Suite    | Yes  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Back Lane, Flat Site, Level Land, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Partially Fenced |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | February 6th, 2025 |
| Days on Market | 86                 |
| Zoning         | Zone 15            |

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Listing information last updated on May 3rd, 2025 at 4:47am MDT