

Courtesy Of Ricky Singh Of MaxWell Polaris

## \$499,900 - 12919 113a St, Edmonton

MLS® #E4460765

**\$499,900**

6 Bedroom, 3.00 Bathroom, 1,162 sqft

Single Family on 0.00 Acres

Lauderdale, Edmonton, AB

Welcome to this fully renovated home in the desirable community of Lauderdale! This spacious property offers 6 bedrooms, 3 full bathrooms, 2 kitchens, 2 laundries, a separate entrance, and an oversized double detached garage. The main floor features 3 bedrooms, 2 full bathrooms, a bright living room, and a brand-new kitchen with quartz countertops, stainless steel appliances, and laundry. The basement is fully finished with 3 bedrooms, a full bathroom, second kitchen, and laundry—ideal for multi-generational living or rental potential. Extensive renovations include new windows, siding, doors, baseboards, casing, paint, LED lighting, hardwood & vinyl flooring, electrical, plumbing, and fully updated bathrooms. Major mechanical upgrades include a tankless hot water system, new furnace, and central A/C. Fully fenced backyard with concrete throughout perfect for gatherings & extra parking. Ideally located near a dog park, fitness center, schools, mosque, church, shopping, parks, and transit. MUST SEE..

Built in 1958

### Essential Information

MLS® # E4460765

Price \$499,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 6                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,162                  |
| Acres          | 0.00                   |
| Year Built     | 1958                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 12919 113a St |
| Area        | Edmonton      |
| Subdivision | Lauderdale    |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T5E 5B4       |

### Amenities

|           |                                                                      |
|-----------|----------------------------------------------------------------------|
| Amenities | Air Conditioner, Hot Water Tankless, No Animal Home, No Smoking Home |
| Parking   | Double Garage Detached                                               |

### Interior

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                     |
| Appliances        | Air Conditioning-Central, 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, Vinyl                                                                                                                                                     |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 3rd, 2025 |
| Days on Market | 12                |
| Zoning         | Zone 01           |

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Listing information last updated on October 15th, 2025 at 3:48pm MDT