

## \$417,000 - 15211 95 Street, Edmonton

MLS® #E4441986

**\$417,000**

4 Bedroom, 2.00 Bathroom, 965 sqft

Single Family on 0.00 Acres

Evansdale, Edmonton, AB

Welcome to this Charming well cared for Original - Owner Bungalow in the Evansdale neighborhood! Enter to the spacious living room with Beautiful HARDWOOD FLOORS, Large eat in kitchen with PATIO DOORS to deck. Home has 2 Bedrooms on main floor. Originally had 3 bedrooms up, 2 bedrooms converted to a LARGE PRIMARY BEDROOM!

Can easily be put back to 3 bedrooms. Main Floor has 4pce updated bathroom. Downstairs is a large finished Rec Room with built in bar area, partly finished 4th bedroom. Laundry with LOTS OF STORAGE SPACE! NEW FURNANCE, HOT WATER TANK! UPDATED VINYLE WINDOWS! NEWER ROOF! Large PRIVATE backyard with GARDEN SPACE, Flowers. Deck to enjoy your coffee outside in the morning sun! Detached Double Garage with back land access! Close to Shopping, Transit, and Schools!

Built in 1971

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4441986  |
| Price          | \$417,000 |
| Bedrooms       | 4         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 965       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1971                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 15211 95 Street |
| Area        | Edmonton        |
| Subdivision | Evansdale       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5E 3Z3         |

### Amenities

|           |                                                         |
|-----------|---------------------------------------------------------|
| Amenities | On Street Parking, Deck, No Smoking Home, Vinyl Windows |
| Parking   | Double Garage Detached                                  |

### Interior

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

### Exterior

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                  |
| Exterior Features | Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                             |
| Construction      | Wood, Vinyl                                                                                                  |
| Foundation        | Concrete Perimeter                                                                                           |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2025 |
| Days on Market | 52              |
| Zoning         | Zone 02         |

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Listing information last updated on August 3rd, 2025 at 2:47pm MDT