

\$421,000 - 11712 136 Avenue, Edmonton

MLS® #E4453954

\$421,000

4 Bedroom, 2.00 Bathroom, 1,163 sqft

Single Family on 0.00 Acres

Kensington, Edmonton, AB

Unique home within the desirable community of Kensington. So many reasons why it may be for you! Most upgrades done in 2010. Not perfect, but this home is well loved and has been for 25 years after the original owner of 34 years. 2 Bedrooms 1 Bath Up and 2 Bedrooms 1 Bath Down. Main floor laundry plus basement hookups. His and hers (or hers and hers or his and his or theirs and theirs) single garages (both heated) - 1 attached and 1 out back. Air conditioned, bright, spacious home tucked away on 136 Avenue (very few non-specific traffic on street). Terrific neighbours, mature treed area, easy access to anywhere in the city. Come by to buy!

Built in 1966

Essential Information

MLS® #	E4453954
Price	\$421,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,163
Acres	0.00
Year Built	1966
Type	Single Family
Sub-Type	Detached Single Family



Style	Bungalow
Status	Active

Community Information

Address	11712 136 Avenue
Area	Edmonton
Subdivision	Kensington
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 1X6

Amenities

Amenities	On Street Parking, Air Conditioner, No Smoking Home, R.V. Storage, Natural Gas BBQ Hookup
Parking Spaces	5
Parking	Heated, Insulated, Single Garage Attached, Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Storage Shed, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner, Glass Door
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Composition
Exterior Features	Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Composition
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 20th, 2025
-------------	-------------------

Days on Market 4

Zoning Zone 01

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 24th, 2025 at 10:32am MDT