

# \$380,000 - 13612 135 St Nw, Edmonton

MLS® #E4457791

**\$380,000**

4 Bedroom, 2.00 Bathroom, 1,012 sqft  
Single Family on 0.14 Acres

Wellington, Edmonton, Alberta

Looking for something solid in Wellington? This classic bungalow sits on a massive lot with the exclusive use of the adjacent utility lot, giving you even more outdoor space. The home is well-built with solid bones and ready for your personal touch. Inside, you'll find three bedrooms on the main floor, a spacious living room with a large picture window, and a basement that adds great versatility with a fourth bedroom, bathroom, new laundry pair, and separate side entrance. Newer updates include electrical panel, new windows with 2 egress in basement, exterior painting, and concrete on the driveway and garage floor. The oversized heated 22x26 garage with 220V is a dream for hobbyists or anyone needing extra workspace. The yard is a gardener's paradise, boasting cherry, apple, and plum trees, plus grapevines, raspberry bushes, and perennial landscaping for easy care. All this just steps from schools, parks, and shopping. If you've been waiting for the right bungalow with endless potential, this is the one! (id:6289)

Built in 1958

## Essential Information

Listing #	E4457791
Price	\$380,000
Bedrooms	4
Bathrooms	2.00



Square Footage	1,012
Acres	0.14
Year Built	1958
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

### Community Information

Address	13612 135 St Nw
Subdivision	Wellington
City	Edmonton
Province	Alberta
Postal Code	T5L1Z5

### Amenities

Amenities	Playground, Public Transit, Schools, Shopping
Features	Private setting, See remarks, Flat site, Lane
Parking Spaces	6
Parking	Detached Garage, Heated Garage, Oversize
# of Garages	1

### Interior

Appliances	Dishwasher, Dryer, Garage door opener remote(s), Garage door opener, Refrigerator, Storage Shed, Stove, Washer, Window Coverings
Heating	Forced air
# of Stories	1

### Listing Details

Listing Office	MORE Real Estate
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