

## \$325,000 - 11512 122 Street, Edmonton

MLS® #E4439781

**\$325,000**

2 Bedroom, 1.00 Bathroom, 716 sqft

Single Family on 0.00 Acres

Inglewood (Edmonton), Edmonton, AB

Charming 1914 Character Home in Inglewood on a 10.89x42.95m (35.72x140 ft) lot. Enjoy now or develop. This timeless 1-bedroom, den/potential 2nd bedroom, 1-bath gem is full of warmth and creativity, offering BONUS detached studio/office/guest accommodation. Home features original hardwood floors and updated kitchen. Large and private fenced yard with fruit trees and plantings provide a garden oasis perfect for quiet mornings or entertaining. Located steps to 124 street, parks, shops, schools, post-secondary institutions, and recreation, this property offers both charm and potential—with opportunities for future development. Bonus: Can be purchased together with neighboring property (MLS E4438483 — separate owner) for added investment value.

Built in 1914

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4439781  |
| Price          | \$325,000 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 716       |
| Acres          | 0.00      |
| Year Built     | 1914      |



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

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 11512 122 Street     |
| Area        | Edmonton             |
| Subdivision | Inglewood (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5M 0C1              |

### Amenities

|           |                           |
|-----------|---------------------------|
| Amenities | Parking-Visitor, Workshop |
| Parking   | No Garage                 |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                          |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | See Remarks  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### School Information

|            |           |
|------------|-----------|
| Elementary | Westglen  |
| Middle     | Westmount |
| High       | Ross Shep |

### Additional Information

Date Listed May 31st, 2025

Days on Market 16

Zoning Zone 07

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 June 16th, 2025 at 3:17am MDT