

\$160,000 - 12015 90 Street, Edmonton

MLS® #E4439952

\$160,000

1 Bedroom, 1.00 Bathroom, 767 sqft
Single Family on 0.00 Acres

Alberta Avenue, Edmonton, AB

Amazing opportunity to own a single family home. One bedroom one bath with fridge stove, This 33â€™ x 137â€™ lot currently has a home with a finished basement and a tenant in place. Two new gas lines were professionally installed on the property IN 2023. The seller has also invested in detailed planning, including: Professionally drawn duplex plans with rental suites up and down ,lot survey site plan, and hazardous materials assessment report if an investor is looking for a renovation .All documents will be provided to the buyer. Situated on a beautiful tree-lined street, this vibrant and diverse neighborhood offers a strong sense of community, excellent dining options, frequent local events, and convenient access to downtown and major roadways.



Built in 1954

Essential Information

MLS® #	E4439952
Price	\$160,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	767
Acres	0.00
Year Built	1954

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

Community Information

Address	12015 90 Street
Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 3Z2

Amenities

Amenities	Off Street Parking
Parking	No Garage

Interior

Appliances	Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, See Remarks
Stories	1
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Public Transportation, Schools, Shopping Nearby
Roof	See Remarks
Construction	Wood, Stucco
Foundation	See Remarks

Additional Information

Date Listed	June 2nd, 2025
Days on Market	15
Zoning	Zone 05

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 17th, 2025 at 4:47pm MDT