

## \$174,000 - 11733 92 Street, Edmonton

MLS® #E4433768

**\$174,000**

2 Bedroom, 2.00 Bathroom, 721 sqft

Single Family on 0.00 Acres

Alberta Avenue, Edmonton, AB

Time to own a HOME! Or keep this as a rental and build on the land later. Affordable and do-able. This little bungalow is almost 750 Square Feet and is steps away from all the fun shops and restaurants along 118th avenue. The lot size is 32 X 120 and it is RF3 Zoned. HIGH EFFICIENT furnace. Newer roof. Dry basement. 2 bedrooms up plus one 4 piece bath. A second four piece bath in the basement is pretty rough. Keep and rent or move in and start building equity. LOVELY WIDE TREE-LINED STREET. Lots of light and a large yard. Public transportation and a short drive to Yellowhead Freeway. Beautiful EAST FACING backyard ensure loads of beautiful morning sun in the kitchen. Come buy!

Built in 1929

### Essential Information

MLS® #	E4433768
Price	\$174,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	721
Acres	0.00
Year Built	1929
Type	Single Family



Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	11733 92 Street
Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 1A2

### Amenities

Amenities	No Smoking Home
Parking	Single Garage Detached, See Remarks

### Interior

Appliances	Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 1st, 2025
Days on Market	37
Zoning	Zone 05

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