

\$409,800 - 13339 131 Street, Edmonton

MLS® #E4425791

\$409,800

4 Bedroom, 2.00 Bathroom, 1,036 sqft
Single Family on 0.00 Acres

Wellington, Edmonton, AB

Welcome to this beautifully updated bungalow, located in the highly desirable Wellington community. This home offers over 1,036 sqft of living space on the main floor, w/ a fully finished 933+ sqft basement, making it the perfect choice for first-time homebuyers or savvy investors looking to grow their portfolio. 2 spacious bedrooms and one with patio door can be used as Den, and 2 full bathrooms, providing comfort for families of all sizes. Modern finishes in the living room & thoughtful upgrades! A designated dining room offers enjoyable meal time, w/ an upgraded kitchen featuring wooden cabinets, stainless steel appliances & breakfast nook! The huge fully-fenced backyard gives you privacy & room for outdoor entertaining, gardening, or play. A Great Investment Opportunity whether you're a first-time buyer or an investor, this home provides potential for long-term value in a prime location! Just a short distance from schools, shopping, playgrounds, parks, and recreation centres!

Built in 1959

Essential Information

| | |
|----------|-----------|
| MLS® # | E4425791 |
| Price | \$409,800 |
| Bedrooms | 4 |



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,036 |
| Acres | 0.00 |
| Year Built | 1959 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 13339 131 Street |
| Area | Edmonton |
| Subdivision | Wellington |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5L 1N8 |

Amenities

| | |
|----------------|---------------------------------------|
| Amenities | Off Street Parking, Deck, Front Porch |
| Parking Spaces | 5 |
| Parking | Double Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Back Lane, Fenced, Flat Site, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed March 14th, 2025

Days on Market 22

Zoning Zone 01

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