

## \$430,000 - 12121 124 Street, Edmonton

MLS® #E4424864

**\$430,000**

5 Bedroom, 2.50 Bathroom, 969 sqft

Condo / Townhouse on 0.00 Acres

Prince Charles, Edmonton, AB

NO CONDO FEE ! Central Edmonton Location very close 10 minutes to city center, Nait, Royal Alexandra Hospital, trending 124 street, schools, shopping, community league, Yellow Head Freeway. Newer Raised Bungalow, open kitchen great room floor plan, 3 bedrooms main floor, primary bdrm has ensuite, also 4 piece washroom, Laundry on the main floor. Legal Basement Suite separate entrance also open kitchen to great room area, 2 bedrooms, 4 piece washroom, laundry in the basement makes distict and separate living between main floor and basement. Single detached garage is perfect for all seasons. Presently rented main ( \$1795 per month ) lower basement ( \$1300 ) makes fabulos \$3095 per month income, both main and lower are leased till July 31, 2025. Adjacent side of duplex 12119 may also be available. Perfect to live in owner occuppied with extra income renting one of the levels, perfect for owner occuppied for extended families of all ages living together yet having privacy. The ultimate rental investment also

Built in 2013

### Essential Information

MLS® # E4424864

Price \$430,000



Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	969
Acres	0.00
Year Built	2013
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	Raised Bungalow
Status	Active

### Community Information

Address	12121 124 Street
Area	Edmonton
Subdivision	Prince Charles
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 0N1

### Amenities

Amenities	Off Street Parking, On Street Parking, Exterior Walls- 2"x6", Vaulted Ceiling, Vinyl Windows, See Remarks, Infill Property
Parking Spaces	2
Parking	Single Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Stacked Washer/Dryer, Washer, Refrigerators-Two, Stoves-Two, Dishwasher-Two, Curtains and Blinds
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Landscaped, Playground Nearby, Public Transportation,

	Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 6th, 2025
Days on Market	44
Zoning	Zone 04

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