

## **\$479,900 - 12056 19 Avenue, Edmonton**

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MLS® #E4425477

### **\$479,900**

3 Bedroom, 2.50 Bathroom, 1,250 sqft  
Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Renovated immaculate beautiful 2 story house with a finished basement with laundry and a double detached garage. Open concept floor plan on the main floor, with a gas fireplace in the living room. 3 large bedrooms upstairs, all with walk in closets. The primary bedroom has an en-suite 4 piece bathroom and a larger walk in closet. Large backyard and an amazing double detached garage, in a quiet family friendly neighbourhood with all the amenities close by.

Built in 2005



### **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4425477               |
| Price          | \$479,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,250                  |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

## Community Information

Address 12056 19 Avenue  
Area Edmonton  
Subdivision Rutherford (Edmonton)  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6W 1W5

## Amenities

Amenities Deck, Front Porch  
Parking Double Garage Detached

## Interior

Interior Features ensuite bathroom  
Appliances Dishwasher-Built-In, Dryer, G  
Washer, Window Coverings  
Heating Forced Air-1, Natural Gas  
Stories 3  
Has Basement Yes  
Basement Full, Partially Finished

## Exterior

Exterior Wood, Vinyl  
Exterior Features Cul-De-Sac, Fenced, Fl  
Transportation, Schools, Sho  
Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

## Additional Information

Date Listed March 13th, 2025  
Days on Market 29  
Zoning Zone 55

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Listing information last updated on April 11th, 2025 at 12:32am MDT

