

## \$349,988 - 11818 86 Street, Edmonton

MLS® #E4438851

**\$349,988**

3 Bedroom, 2.00 Bathroom, 769 sqft

Single Family on 0.00 Acres

Eastwood, Edmonton, AB

You'll be impressed with this completely renovated, move-in ready home. From outside you'll notice fresh vinyl siding, new vinyl windows, new doors, new fencing, a new garage and new large decks in the front & back yards. Inside has luxury vinyl plank flooring throughout, except for one run of plush carpet on the stairs. Preserving the charm of its era, the living room showcases a coved ceiling, rounded entrances, and sandblasted + powder coated heat register covers. From the living room you can watch your kids play at the playground as Eastwood Park is directly across the street! Both bathrooms have been completely redone with eye-catching black tile shower & tub surrounds. The entire kitchen is brand new, including matching stainless LG appliances. There are new lights, doors, hardware etc. throughout the home. The fully finished basement has a dedicated laundry room, a sizable rec room, 2 bedrooms, another full bathroom and well planned storage. Move into this like-new home right away!

Built in 1946

### Essential Information

MLS® # E4438851

Price \$349,988

Bedrooms 3



Bathrooms	2.00
Full Baths	2
Square Footage	769
Acres	0.00
Year Built	1946
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	11818 86 Street
Area	Edmonton
Subdivision	Eastwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 3K1

### Amenities

Amenities	Off Street Parking, On Street Parking, Deck, Storage-In-Suite, Vinyl Windows
Parking Spaces	2
Parking	Single Garage Detached, Stall

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

### **Additional Information**

Date Listed                      May 28th, 2025

Days on Market                26

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 23rd, 2025 at 8:17pm MDT