

# \$310,000 - 11456 152b Avenue, Edmonton

MLS® #E4422791

**\$310,000**

3 Bedroom, 1.50 Bathroom, 987 sqft  
Single Family on 0.00 Acres

Caernarvon, Edmonton, AB

Youâ€™ll love this charming 3-level split half-duplex offering 1,272 sq. ft. of total living space. It features 3 bedrooms, 1.5 baths, a finished basement, and a kitchen with stainless steel appliances. The upper level has 3 bedrooms, all with ceiling fans, and a 4-piece bath. The finished lower level includes a family/exercise room and half-bath. Plus, thereâ€™s ample storage and a newer furnace. Ideally located near the YMCA, public transit, schools, shopping, and just minutes from Lake Beaumaris and Castledowns Park.

Built in 1974

## Essential Information

MLS® #	E4422791
Price	\$310,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	987
Acres	0.00
Year Built	1974
Type	Single Family
Sub-Type	Half Duplex
Style	3 Level Split
Status	Active



## Community Information

Address	11456 152b Avenue
Area	Edmonton
Subdivision	Caernarvon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 1E8

## Amenities

Amenities	No Animal Home, No Smoking Home
Parking	2 Outdoor Stalls

## Interior

Appliances	Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Slab

## Additional Information

Date Listed	February 25th, 2025
Days on Market	17
Zoning	Zone 27

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