

# \$299,900 - 13231 82 St, Edmonton

MLS® #E4444416

**\$299,900**

5 Bedroom, 2.00 Bathroom, 1,022 sqft  
Single Family on 0.00 Acres

Delwood, Edmonton, AB

A hidden gem in Delwood! This upgraded 5-bedroom half-duplex offers a smart layout with a finished basement, second kitchen, and private side entry. Stylish updates throughout include refreshed flooring, modernized baths, and kitchen touches that elevate everyday living. Major upgrades -roof and hot water tank (2022), furnace components (2021), and full furnace cleaning (2025) are complete. Triple-pane windows keep things quiet and efficient. Enjoy the low-maintenance concrete path from front to back, a private patio, fenced yard, front/rear parking, and a detached garage. All in a connected, convenient location.

Built in 1966

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4444416      |
| Price          | \$299,900     |
| Bedrooms       | 5             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,022         |
| Acres          | 0.00          |
| Year Built     | 1966          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |



|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |             |
|-------------|-------------|
| Address     | 13231 82 St |
| Area        | Edmonton    |
| Subdivision | Delwood     |
| City        | Edmonton    |
| County      | ALBERTA     |
| Province    | AB          |
| Postal Code | T5E 2T9     |

### Amenities

|           |   |
|-----------|---|
| Amenities | Off Street Parking, On Street Parking           |
| Parking   | Front/Rear Drive Access, Single Garage Detached |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Washer, Refrigerators-Two, Stoves-Two |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 2   |
| Has Suite    | Yes   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 26th, 2025 |
| Days on Market | 8               |
| Zoning         | Zone 02         |

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