

\$585,000 - 11044 81 Avenue, Edmonton

MLS® #E4445582

\$585,000

5 Bedroom, 2.00 Bathroom, 1,196 sqft

Single Family on 0.00 Acres

Garneau, Edmonton, AB

Build up to 24 units next to University, A rare find in this area, ver 1,800 sq ft, boasts 3 bedrooms on the main floor, a full bathroom, an open-concept bright living and dining area with a cozy fireplace, and a functional kitchen. The legal basement suite features 2 bedrooms, a living room, a kitchen, ample storage, a bathroom, separate entrance and laundry facilities. Ideally situated near shopping centers, Whyte Avenue, the University of Alberta, and a host of amenities, this property is a fantastic opportunity for investors seeking a versatile and income-generating asset.

Built in 1930

Essential Information

MLS® #	E4445582
Price	\$585,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,196
Acres	0.00
Year Built	1930
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow



Status Active

Community Information

Address 11044 81 Avenue
Area Edmonton
Subdivision Garneau
City Edmonton
County ALBERTA
Province AB
Postal Code T6G 0S4

Amenities

Amenities Deck
Parking Parking Pad Cement/Paved

Interior

Appliances Dryer, Hood Fan, 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 Back Lane, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed July 1st, 2025
Days on Market 3
Zoning Zone 15

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 July 4th, 2025 at 2:03pm MDT