

## \$269,900 - 11607 87 Street, Edmonton

MLS® #E4440309

**\$269,900**

3 Bedroom, 1.00 Bathroom, 768 sqft

Single Family on 0.00 Acres

Parkdale (Edmonton), Edmonton, AB

UPGRADED Bungalow! Completely redone Sewer line with backflow valve, newer high efficiency hot water tank, furnace, newer roof, newer main floor vinyl windows with blinds, redone vinyl siding, and an upgraded 100AMP panel! Enjoy the perks of a cheap mortgage without the worry of upcoming expensive upgrades - this house is set for at least a decade, with a little TLC you can make this house YOUR HOME! Other fantastic perks include a quiet tree lined street, spacious fully fenced backyard, and a nice secure single car garage. Do not miss out on this diamond in the rough!

Built in 1946

### Essential Information

MLS® #	E4440309
Price	\$269,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	768
Acres	0.00
Year Built	1946
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow



Status Active

### Community Information

Address 11607 87 Street  
Area Edmonton  
Subdivision Parkdale (Edmonton)  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T5B 3M6

### Amenities

Amenities Off Street Parking, On Street Parking, No Smoking Home, Vinyl Windows  
Parking Spaces 2  
Parking Over Sized, Single Garage Detached

### Interior

Appliances Dishwasher-Portable, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Water Softener, Window Coverings  
Heating Forced Air-1, Natural Gas  
Stories 2  
Has Basement Yes  
Basement Full, Finished

### Exterior

Exterior Wood, Vinyl  
Exterior Features Back Lane, Fenced, Flat Site, Low Maintenance Landscape, No Through Road, Private Setting, Public Transportation, Schools, Treed Lot  
Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

### Additional Information

Date Listed June 4th, 2025  
Days on Market 15  
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 19th, 2025 at 2:17am MDT