

\$540,000 - 7112 99 Avenue, Edmonton

MLS® #E4465208

\$540,000

5 Bedroom, 2.00 Bathroom, 1,220 sqft

Single Family on 0.00 Acres

Terrace Heights (Edmonton), Edmonton, AB

Welcome to this stunning, move-in ready home located in the highly desirable Terrace Heights community! Sitting proudly with 1220 sq ft finished and over 800 sq ft of finished basement with 2 bedroom, separate entrance and a SECOND KITCHEN, this home is flooded with natural light all day thanks to the extra windows throughout. Featuring 3 spacious bedrooms & 1 bathroom, this well-maintained gem includes a kitchen with extended cabinetry, a convenient main floor laundry. Step outside to a large back yard, perfect for relaxing with your evening coffee. Just steps from the School, playgrounds & public transit. This home blends comfort, location, & lifestyle with all other amenities closed by!! Its presently rented for 1800 ground floor, 1200 basement and 550 for double garage. Total income of 3550.

Built in 1959

Essential Information

MLS® #	E4465208
Price	\$540,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,220
Acres	0.00



Year Built	1959
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

Community Information

Address	7112 99 Avenue
Area	Edmonton
Subdivision	Terrace Heights (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 0E1

Amenities

Amenities	Sunroom
Parking Spaces	4
Parking	Double Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dishwasher-Portable, Dryer, Dryer-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	November 8th, 2025
Days on Market	2
Zoning	Zone 19

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