

## \$335,000 - 13212 121 Street, Edmonton

MLS® #E4431836

**\$335,000**

4 Bedroom, 2.00 Bathroom, 1,144 sqft

Single Family on 0.00 Acres

Kensington, Edmonton, AB

Located within walking distance to Kensington School & Park, this 3 bedroom bungalow is situated on a great sized lot perfect for family gatherings or just relaxing while the kids run & play. The main floor features a front living room with large windows providing tons of natural light, a well-appointed kitchen with a window overlooking your private backyard, dining area, 3 bedrooms, and a large main bathroom. The basement features a spacious REC room, family room, bedroom, bathroom and laundry area. Upgrades over the years have been furnace (2011), roof (approx. 2015), and central A/C. The large floor plan has suite potential, thanks to a secondary back door entrance leading to the basement. The double detached garage is large enough for your vehicles and all the toys. Don't miss out on this one!

Built in 1967

### Essential Information

MLS® #	E4431836
Price	\$335,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,144
Acres	0.00



Year Built	1967
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	13212 121 Street
Area	Edmonton
Subdivision	Kensington
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 0B8

### **Amenities**

Amenities	Air Conditioner
Parking	Double Garage Detached

### **Interior**

Appliances	Air Conditioning-Central, Dryer, Freezer, Hood Fan, Stove-Electric, Window Coverings, See Remarks, Refrigerators-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Flat Site, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Kensington School
Middle	Rosslyn School
High	Ross Sheppard School

### **Additional Information**

Date Listed April 18th, 2025

Days on Market 8

Zoning Zone 01

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