

## \$450,000 - 7212 138 Avenue, Edmonton

MLS® #E4432735

**\$450,000**

4 Bedroom, 2.00 Bathroom, 1,064 sqft

Single Family on 0.00 Acres

Kildare, Edmonton, AB

This beautifully upgraded bungalow home is a must see gem in the mature neighbourhood of Kildare. This house is renovated and move- in ready! The bright main floor features updated entry storage, renovated kitchen with tons of customized storage, chef pantry, and updated appliances. There are 3 generous bdrms on main floor with 4 pc bath and another bdrm in basement with 4 pc bath. Basement offers tons of space including a rec room with a wet bar and laundry room. Recent upgrades include: LVP flooring (2024), kitchen remodel (2024) with new refrigerator and dishwasher (2023), new front/ back doors (2022) landscaping (2021), garage insulation and furnace/ gas line (2022), basement bathroom remodel (2023), carpet tile and linoleum tile (2025). The heated and insulated garage offers plenty of space, plus an additional shed in yard. The fully fenced yard also features extra parking/ RV storage pad, mature fruit trees, and easy to maintain landscaping.

Built in 1967

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4432735  |
| Price     | \$450,000 |
| Bedrooms  | 4         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,064                  |
| Acres          | 0.00                   |
| Year Built     | 1967                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 7212 138 Avenue |
| Area        | Edmonton        |
| Subdivision | Kildare         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5C 2L8         |

### Amenities

|           |   |
|-----------|---|
| Amenities | Deck, Hot Water Natural Gas, Parking-Extra, Wet Bar |
| Parking   | Double Garage Detached, RV Parking                  |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Refrigerators-Two, Garage Heater |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Low Maintenance Landscape, Park/Reserve, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

**School Information**

|            |                            |
|------------|----------------------------|
| Elementary | Kildare, St Anne           |
| Middle     | Londonderry,Cardinal Leger |
| High       | MELezerte, O'Leary         |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 3                |
| Zoning         | Zone 02          |

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Listing information last updated on April 28th, 2025 at 4:02am MDT