

## \$349,500 - 13107 120 Street, Edmonton

MLS® #E4447480

**\$349,500**

4 Bedroom, 2.50 Bathroom, 941 sqft

Single Family on 0.00 Acres

Calder, Edmonton, AB

Beautiful home in a beautiful place was nicely upgraded in 2022. Huge 46x181.45 lot, massive front & back yards full of mature trees. 4 bedrooms, 2.5 baths, 2 entrances bungalow in a mature quiet residential area close to all amenities. Main floor has a welcoming living & huge windows letting in lots of sunlight, two spacious bedrooms, completely renovated 4 pc baths, spacious kitchen with eating area & upgraded appliances completes this level with hardwood & laminate floors throughout. Head down to the completely renovated basement with 15 mm gorgeous laminate flooring throughout to find second kitchen, half bath, living area, two good size bedrooms with huge windows & another 4 pc bath. Laundry & utilities room completes this level. Massive driveway at the front and RV parking at the back as well as an oversized fully insulated (32x24) double door garage with a workshop area as well as two sheds to store all your yard tools completes this property. Upgrades include all plumbing, some electrical, new roof

Built in 1955

### Essential Information

MLS® # E4447480

Price \$349,500



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	941
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

### Community Information

Address	13107 120 Street
Area	Edmonton
Subdivision	Calder
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 5P1

### Amenities

Amenities	Closet Organizers, Deck, Detectors Smoke, Front Porch, Hot Water Natural Gas, No Animal Home, No Smoking Home, R.V. Storage, Workshop
Parking	Double Indoor

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Concrete, Vinyl
Exterior Features	Fenced, Fruit Trees/Shrubs

Roof	Asphalt Shingles
Construction	Concrete, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 12th, 2025
Days on Market	19
Zoning	Zone 01

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 31st, 2025 at 10:02am MDT