

# \$324,900 - 11911 82 St, Edmonton

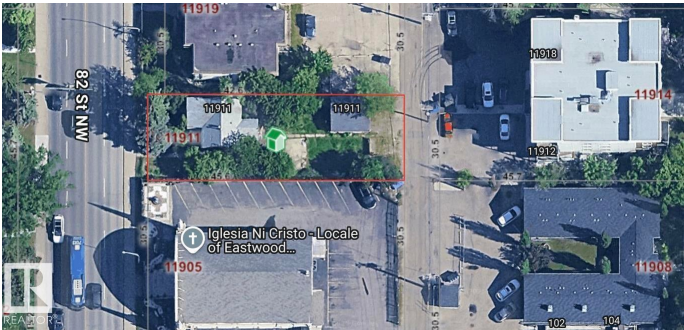
MLS® #E4452389

## \$324,900

3 Bedroom, 1.00 Bathroom, 895 sqft  
Single Family on 0.00 Acres

Eastwood, Edmonton, AB

This is a terrific opportunity to purchase a huge (50'X150') RF3 Zoning lot to build on, live in, or rent out. This property has total 3 Bedrooms, 1 full washroom. This lot is situated on a beautiful tree lined street in central Eastwood. This LARGE LOT provides tons of potential for future development, NEW BYLAWS allowing for 8 UNITS - build a side by side duplex plus basement suites or split the lot into 2 skinnies – the possibilities are endless!. Close to major transit routes, and quick access to downtown, Royal Alex hospital, and NAIT and within walking distance to parks, schools, & public transit – the location is fantastic. MUST SEE!!



Built in 1944

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4452389               |
| Price          | \$324,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 895                    |
| Acres          | 0.00                   |
| Year Built     | 1944                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |

|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |             |
|-------------|-------------|
| Address     | 11911 82 St |
| Area        | Edmonton    |
| Subdivision | Eastwood    |
| City        | Edmonton    |
| County      | ALBERTA     |
| Province    | AB          |
| Postal Code | T5B 2W4     |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Double Garage Detached |

### Interior

|              |                                                            |
|--------------|------------------------------------------------------------|
| Appliances   | Dryer, Oven-Built-In, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                  |
| Stories      | 1                                                          |
| Has Basement | Yes                                                        |
| Basement     | Full, Partially Finished                                   |

### Exterior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                  |
| Exterior Features | Back Lane, Fenced, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                             |
| Construction      | Wood, Vinyl                                                                  |
| Foundation        | Concrete Perimeter                                                           |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 11th, 2025 |
| Days on Market | 53                |
| 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 October 3rd, 2025 at 4:32pm MDT