

## \$385,000 - 12040 50 Street, Edmonton

MLS® #E4457637

**\$385,000**

4 Bedroom, 3.00 Bathroom, 1,396 sqft  
Single Family on 0.00 Acres

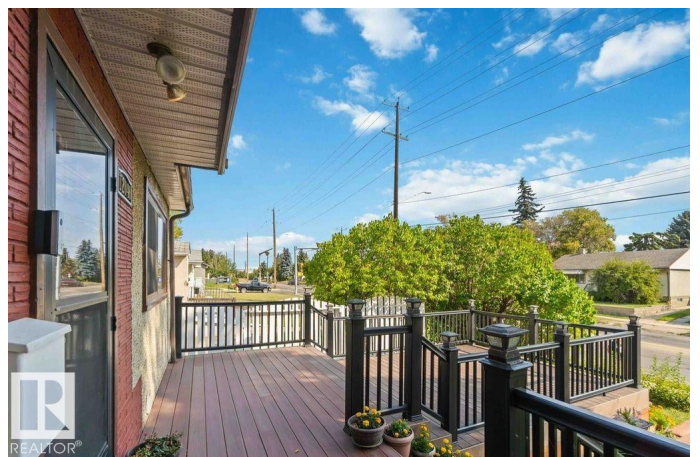
Newton, Edmonton, AB

This is 1,300+ sq. ft. meticulously well maintained 2 storey home in a matured community, Newton. The unique floor plan has great potential and also has RF3 zoning. With 2 large bedrooms and a full bathroom upstairs, the main floor consisting of 2 more bedrooms, another bathroom, an extremely spacious kitchen and large living room. The basement (which was once a suite) is finished with another living area, a small kitchenette, living area, a 3 pcs bathroom, and another bedroom. The attractive huge deck was built just a few years ago for family fun. Easy access to Yellowhead Trail, downtown, and a bus stop in front of the home. Must see !!!

Built in 1953

### Essential Information

MLS® #	E4457637
Price	\$385,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,396
Acres	0.00
Year Built	1953
Type	Single Family
Sub-Type	Detached Single Family



Style 2 Storey  
Status Active

### Community Information

Address 12040 50 Street  
Area Edmonton  
Subdivision Newton  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T5W 3C4

### Amenities

Amenities No Animal Home, No Smoking Home  
Parking Over Sized, Single Garage Detached

### Interior

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings  
Heating Forced Air-1, Natural Gas  
Stories 3  
Has Basement Yes  
Basement Full, Finished

### Exterior

Exterior Wood, Stucco  
Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks  
Roof Asphalt Shingles  
Construction Wood, Stucco  
Foundation Concrete Perimeter

### Additional Information

Date Listed September 12th, 2025  
Days on Market 3  
Zoning Zone 06

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Listing information last updated on September 15th, 2025 at 2:02pm MDT