

## **\$584,900 - 6814 112a Street, Edmonton**

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MLS® #E4452380

**\$584,900**

3 Bedroom, 2.00 Bathroom, 1,339 sqft

Single Family on 0.00 Acres

Parkallen (Edmonton), Edmonton, AB

Welcome to this charming 1.5 storey home offering 1,338 sq. ft. of living space plus a fully finished basement in the heart of Parkallen! Featuring 3+2 bedrooms, 2 full bathrooms, an oversized double detached garage, RV parking, and a large 6,438 sq. ft. fully fenced and landscaped lot, this property is perfect for families or investors! Step inside and be greeted by modern paint tones & gleaming hardwood floors throughout the main level. The bright, spacious living room flows into the renovated kitchen and dining area. A large main-floor bedroom, 4-piece bath, and convenient back entry storage complete this level. Upstairs, youâ€™ll find two spacious bedrooms with ample storage. The finished basement includes two more bedrooms (one with a kitchenette), a large family room, laundry area, and extra storage. Enjoy the sunny west-facing backyard with a spacious deck, perfect for summer evenings. Recent upgrades include: newer shingles, windows, fencing, sump pump & weeping tile, new furnace & hot water tank!



Built in 1950

### **Essential Information**

MLS® #                      E4452380

Price                        \$584,900

|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,339                  |
| Acres          | 0.00                   |
| Year Built     | 1950                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 1 and Half Storey      |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 6814 112a Street     |
| Area        | Edmonton             |
| Subdivision | Parkallen (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6H 3K6              |

### Amenities

|           |                                                 |
|-----------|-------------------------------------------------|
| Amenities | On Street Parking, Parking-Extra, Vinyl Windows |
| Parking   | Double Garage Detached, Over Sized              |

### Interior

|              |                                                                                    |
|--------------|------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                          |
| Stories      | 2                                                                                  |
| Has Basement | Yes                                                                                |
| Basement     | Full, Finished                                                                     |

### Exterior

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                         |
| Exterior Features | Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                    |
| Construction      | Wood, Vinyl                                                         |
| Foundation        | Concrete Perimeter                                                  |

### Additional Information

Date Listed August 11th, 2025

Days on Market 5

Zoning Zone 15

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Listing information last updated on August 16th, 2025 at 1:02pm MDT