

\$415,000 - 1954 119a Street, Edmonton

MLS® #E4465751

\$415,000

4 Bedroom, 1.50 Bathroom, 1,302 sqft

Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Welcome to this bright, well-maintained 1,302 sq. ft. half duplex backing onto a walking path in the family-friendly community of Rutherford. The open-concept main floor features large windows, a cozy gas fireplace, 9 ft. ceilings and a gorgeous wood kitchen. This home offers numerous upgrades, including ample storage shelving in the single attached garage, a radon ventilation system, newer washer and dryer, central A/C installed 2 years ago, and a new furnace. The partly finished basement provides a spacious rec room with the option to convert it into a 4th bedroom. The upper level features 3 bedrooms, highlighted by a generous primary suite with a walk-in closet and 4-pc ensuite, along with two additional bedrooms. Enjoy a beautiful back deck and a large private backyard, perfect for relaxing or entertaining. Ideally located minutes from schools, parks, shopping, transit, and major roadways. Walking distance to Monsignor Fee Otterson Elementary/High School and Johnny Bright

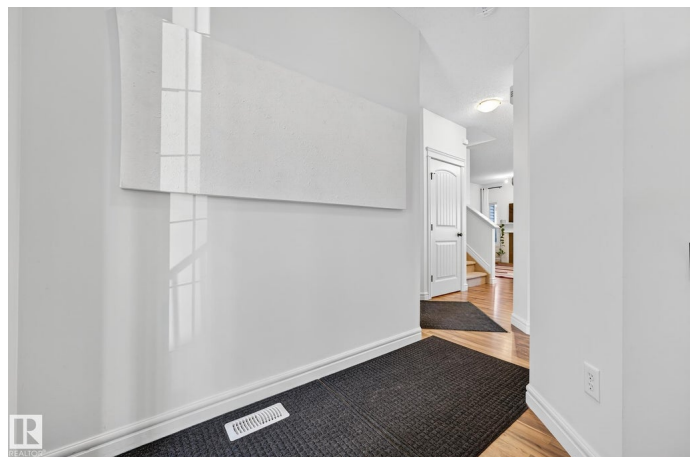
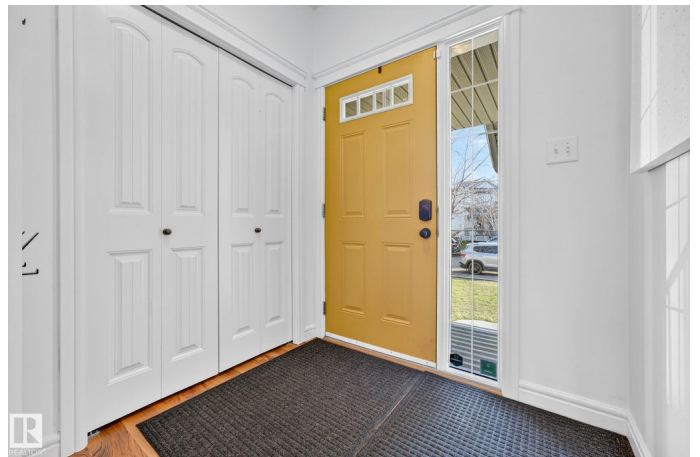
Built in 2007

Essential Information

MLS® # E4465751

Price \$415,000

Bedrooms 4



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,302
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	1954 119a Street
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0E2

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck
Parking	Single Garage Attached

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	November 14th, 2025
Days on Market	6
Zoning	Zone 55

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 November 19th, 2025 at 10:32pm MST