

## **\$479,900 - 12056 19 Avenue, Edmonton**

---

MLS® #E4425477

**\$479,900**

3 Bedroom, 2.50 Bathroom, 1,250 sqft

Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Renovated immaculate beautiful 2 story house with a finished basement with laundry and a double detached garage. Open concept floor plan on the main floor, with a gas fireplace in the living room. 3 large bedrooms upstairs, all with walk in closets. The primary bedroom has an en-suite 4 piece bathroom and a larger walk in closet. Large backyard and an amazing double detached garage, in a quiet family friendly neighbourhood with all the amenities close by.

Built in 2005

### **Essential Information**

MLS® #	E4425477
Price	\$479,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,250
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active



## Community Information

Address	12056 19 Avenue
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1W5

## Amenities

Amenities	Deck, Front Porch
Parking	Double Garage Detached

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, G Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Fl Transportation, Schools, Sho
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	March 13th, 2025
Days on Market	51
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 May 3rd, 2025 at 2:17pm MDT

