

\$412,900 - 15119 86 Street, Edmonton

MLS® #E4456379

\$412,900

3 Bedroom, 3.00 Bathroom, 1,943 sqft

Single Family on 0.00 Acres

Evansdale, Edmonton, AB

Step into a home where family memories are waiting to be made. Nestled on a peaceful cul-de-sac in Evansdale. This two storey gem combines comfort and space. Sunlight fills every corner of the bright , open conceived living area, perfect for daily life and entertaining. The kitchen features a charming eating nook for casual breakfast or weekend chats. The library/office adds warmth and charm with it's wood burning fireplace perfect for reading or studying. Upstairs the primary bedroom is a true retreat, complete with a spacious walk in closet and ensuite. Two other bedrooms and a full bath provide comfort and privacy for the whole family. The finished basement is perfect for family fun with a family room, wet bar and sauna for relaxation. The basement also has a laundry room and newer furnace. Step through the attached breezeway, complete with two skylights and a built in BBQ. Close to parks, schools, shopping and minutes to downtown. Find a perfect balance of community, convenience and lifestyle.

Built in 1972

Essential Information

MLS® # E4456379

Price \$412,900



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,943
Acres	0.00
Year Built	1972
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	15119 86 Street
Area	Edmonton
Subdivision	Evansdale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 5X5

Amenities

Amenities	Barbecue-Built-In, Detectors Smoke, No Animal Home, No Smoking Home, Wet Bar
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Stucco, Vinyl
----------	----------------------------

Exterior Features	Back Lane, Cul-De-Sac, Fenced, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 5th, 2025
Days on Market	53
Zoning	Zone 02

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 27th, 2025 at 11:17pm MDT