

## \$349,649 - 11933 50 Street, Edmonton

MLS® #E4455919

**\$349,649**

5 Bedroom, 2.00 Bathroom, 1,056 sqft  
Single Family on 0.00 Acres

Beacon Heights, Edmonton, AB

**PERFECT FOR MULTIGENERATIONAL FAMILIES OR INVESTORS!** Welcome to this charming detached bungalow offering 1,056 sq. ft. of living space! The main floor features three spacious bedrooms and one full bath, while the fully finished basement adds incredible value with two additional bedrooms, a full bath, and a **SECOND KITCHEN & LIVING SPACE**—ideal for multigenerational living or investment opportunities. Enjoy peace of mind with numerous recent upgrades, including a new high-efficiency furnace, Newer vinyl windows on main, a newer, hot water tank, upgraded insulation, **RECENT AIR CONDITIONER**, and a durable new torch-down roof (2023) that is expected to last for years to come. Laundry is conveniently located in a central location between upper and basement living areas! Don't miss your chance to own this well-maintained property with endless potential! Oversized single garage keeps your car from the elements!

Built in 1959

### Essential Information

MLS® #	E4455919
Price	\$349,649
Bedrooms	5



Bathrooms	2.00
Full Baths	2
Square Footage	1,056
Acres	0.00
Year Built	1959
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	11933 50 Street
Area	Edmonton
Subdivision	Beacon Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 3C1

### Amenities

Amenities	Air Conditioner, Fire Pit
Parking Spaces	4
Parking	Single Garage Detached

### Interior

Appliances	Dryer, Garage Control, Garage Opener, Storage Shed, Washer, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	SBS Roofing System
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed           September 3rd, 2025  
Days on Market     3  
Zoning                Zone 23

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