Courtesy Of Weisheng Zhao Of MaxWell Polaris

$449,000 - 11916 89 Street, Edmonton

MLS® #E4456600

$449,000
3 Bedroom, 2.50 Bathroom, 1,686 sqft
Single Family on 0.00 Acres

Alberta Avenue, Edmonton, AB

HIDDEN GEM! Custom built in 2017, this beautiful NEWER infill home is located in Edmontonâ€™s core area, just minutes to downtown, NAIT, LRT, schools, playgrounds, and all amenities. The main floor features 9FT ceilings, a spacious living room, bright dining area, and a modern kitchen with granite countertops & high-end stainless steel appliances, plus a half bath and laundry. Upstairs offers a bonus room, a generous primary suite with walk-in closet & 4-pc ensuite, two additional bedrooms, and a full bath. The separate side entrance leads to a 9FT basement with 4 large windows & full rough-insâ€”ready for development into a luxury family space or legal suite. Concrete walkways, deck, and new landscaping are complete. A double detached garage sits on the extra-deep 150FT lot, providing a large backyard for outdoor enjoyment. Move-in ready and perfectly located!

Built in 2017

Essential Information

MLS® #	E4456600
Price	$449,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2

Half Baths	1
Square Footage	1,686
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	11916 89 Street
Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 3V8

Amenities

Amenities	On Street Parking, Ceiling 9 ft., Hot Water Natural Gas, No Smoking Home, Infill Property, 9 ft. Basement Ceiling
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	DELTON SCHOOL
Middle	SPRUCE AVENUE SCHOOL
High	VICTORIA SCHOO

Additional Information

Date Listed	September 5th, 2025
Days on Market	57
Zoning	Zone 05

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Listing information last updated on November 1st, 2025 at 10:32am MDT