

Courtesy Of Wendy Siddall Of Century 21 Masters

\$325,000 - 11945 87 Street, Edmonton

MLS® #E4442343

\$325,000

4 Bedroom, 2.00 Bathroom, 935 sqft

Single Family on 0.00 Acres

Eastwood, Edmonton, AB

HUGE 50' x 150' Corner Lot | Fully Finished Bungalow | Redevelopment Potential
Incredible opportunity for first-time buyers, investors, or developers! This well-maintained and updated bungalow sits on a massive 50' x 150' RF3-zoned corner lot in Eastwood—ideal for future redevelopment, including a potential 4-plex build. Main floor features gorgeous hardwood flooring, a bright, spacious kitchen with double-sink island, 2 comfortable bedrooms, and 4-piece bath. The fully finished basement offers a large family room, 2 additional bedrooms, and a second 4-piece bathroom—perfect for teens, guests or extended family. Enjoy the oversized garage, RV parking, treated fence, and a large treed backyard complete with deck and fire pit—ideal for entertaining or relaxing. Major upgrades include: new high-efficiency hot water tank, radon mitigation system, and high-quality main floor picture windows. Roof and furnace (2012). Live in, rent out, or develop—this home offers incredible value and limitless potential

Built in 1945

Essential Information

MLS® # E4442343

Price \$325,000



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 935 |
| Acres | 0.00 |
| Year Built | 1945 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 11945 87 Street |
| Area | Edmonton |
| Subdivision | Eastwood |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5B 3N3 |

Amenities

| | |
|-----------|--|
| Amenities | Off Street Parking, On Street Parking, No Smoking Home |
| Parking | Double Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dryer, Microwave Hood Fan, Refrigerator, Washer, Dryer-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Back Lane, Corner Lot, Fenced, Level Land, Low Maintenance Landscape |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed June 13th, 2025

Days on Market 3

Zoning Zone 05

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Listing information last updated on June 16th, 2025 at 6:32pm MDT