

## \$439,900 - 12904 86 Street, Edmonton

MLS® #E4458688

**\$439,900**

6 Bedroom, 2.00 Bathroom, 1,567 sqft  
Single Family on 0.00 Acres

Killarney, Edmonton, AB

Discover this spacious bungalow in Killarney, Edmonton, offering comfort, functionality, and plenty of room for the whole family. As you step inside, youâ€™re welcomed by a bright and inviting entry way, the family room is framed by three large windows, flooding the space with natural light and giving you a charming view of the neighborhood. The kitchen is a true highlight, featuring endless counter space and a window overlooking the yardâ€”making daily routines a little brighter. A formal dining room, a convenient 5pc bathroom with laundry area, two additional bedrooms, and a primary bedroom complete the main floor. The fully finished basement is perfect for hosting in-laws with a second kitchen, another dining area, three extra bedrooms, a den, and abundant storage. Step outside to a huge fenced backyard, ideal for gatherings, gardening, or simply unwinding. A must see!

Built in 1970

### Essential Information

MLS® #	E4458688
Price	\$439,900
Bedrooms	6
Bathrooms	2.00
Full Baths	2



Square Footage	1,567
Acres	0.00
Year Built	1970
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	12904 86 Street
Area	Edmonton
Subdivision	Killarney
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 3B1

### Amenities

Amenities	On Street Parking, Air Conditioner, No Smoking Home, Open Beam, Patio, R.V. Storage, Vaulted Ceiling, Vinyl Windows
Parking	Double Garage Detached

### Interior

Appliances	Air Conditioning-Central, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Corner Lot, Fenced, Flat Site, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Stone, Stucco

Foundation                      Concrete Perimeter

**School Information**

Elementary                      St. Matthew Catholic  
Middle                              St. Cecilia Catholic  
High                                Queen Elizabeth School

**Additional Information**

Date Listed                      September 19th, 2025  
Days on Market                3  
Zoning                              Zone 02

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