

# \$850,000 - 8504 121 Avenue, Edmonton

MLS® #E4422998

**\$850,000**

10 Bedroom, 4.00 Bathroom, 2,551 sqft  
Single Family on 0.00 Acres

Eastwood, Edmonton, AB

LEGALLY SUITED! 10 Bedrooms side by side  
DUPLEX and a DOUBLE GARAGE! Located  
on a 50x148 Sq ft CORNER Unit!  
COMPLETELY RENOVATED with 4 high end  
kitchens, Stainless Steel appliances, redone  
bathrooms, new flooring, paint and  
baseboards. Other improvements include a  
2011 roof, Vinyl Windows, high efficiency  
furnaces, 100 AMP electrical panels for each  
side, plus 2 fenced yards. This is the perfect,  
turnkey, buy and hold opportunity, with a long  
term land play! Located on a 90 degree corner  
lot with a boulevard and city sidewalks on both  
sides of the lot, back alley access from the  
side of the property, a nearby fire hydrant, and  
electrical lines on your side of the alleyway - all  
these factors make for a simple low cost future  
4 plex development site!

Built in 1970

## Essential Information

MLS® #	E4422998
Price	\$850,000
Bedrooms	10
Bathrooms	4.00
Full Baths	4
Square Footage	2,551
Acres	0.00
Year Built	1970



Type	Single Family
Sub-Type	Duplex Side By Side
Style	Bungalow
Status	Active

### Community Information

Address	8504 121 Avenue
Area	Edmonton
Subdivision	Eastwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 0Z2

### Amenities

Amenities	Off Street Parking, On Street Parking, Carbon Monoxide Detectors, Dog Run-Fenced In, Hot Water Natural Gas, No Smoking Home, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Detached

### Interior

Appliances	Window Coverings, See Remarks, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-2, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Back Lane, Corner Lot, Fenced, Low Maintenance Landscape, Private Setting, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	February 26th, 2025
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Days on Market 109

Zoning Zone 05

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Listing information last updated on June 15th, 2025 at 1:47pm MDT