

## \$595,000 - 10430 135 Street, Edmonton

MLS® #E4445521

**\$595,000**

3 Bedroom, 1.00 Bathroom, 1,270 sqft

Single Family on 0.00 Acres

Glenora, Edmonton, AB

A much loved home is available in desirable Glenora. This 1947 home has only had three owners. Numerous upgrades include; a new insulated dry-walled double garage in 2013 with cupboards and slat storage hangers, foundation repair, new weeping tile and sump pump in 2009, air conditioning 2017, roofing 2014, new insulation 2010, electrical upgrade 2010, furnace 2011, eavestroughs 2011, deck and fence 2016, pergola with canopy 2018 and more. Asbestos tiles on the unfinished basement floor were removed in 2023 leaving the floor in a rough shape. Opportunity knocks in one of Edmonton's most desirable and historic neighbourhoods. Just minutes from downtown, universities, the river valley, top schools, and the future Valley Line LRT. Homes like this don't come up often—especially in a neighbourhood where restored and updated character homes regularly command premium prices.

Built in 1947

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4445521  |
| Price      | \$595,000 |
| Bedrooms   | 3         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,270                  |
| Acres          | 0.00                   |
| Year Built     | 1947                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 1 and Half Storey      |
| Status         | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 10430 135 Street |
| Area        | Edmonton         |
| Subdivision | Glenora          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5N 2C6          |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | Detectors Smoke, No Smoking Home, See Remarks |
| Parking Spaces | 4   |
| Parking        | 2 Outdoor Stalls, Double Garage Detached      |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dryer, Freezer, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks |
| Heating      | Forced Air-1, Natural Gas   |
| Fireplace    | Yes   |
| Fireplaces   | Mantel  |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Unfinished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Back Lane, Fenced, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Vegetable Garden |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

Date Listed                July 3rd, 2025  
Days on Market        6  
Zoning                    Zone 11

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