

Courtesy Of Tameka D Ross Of Liv Real Estate

## \$439,000 - 9015 135a Avenue, Edmonton

MLS® #E4449399

**\$439,000**

4 Bedroom, 2.00 Bathroom, 1,006 sqft

Single Family on 0.00 Acres

Glengarry, Edmonton, AB

South facing backyard—extensively renovated throughout! This charming 4-bedroom bungalow has everything on your wish list. Freshly painted in modern colors, the main floor features upgraded laminate flooring that adds warmth to the bright, open-concept layout. The sleek kitchen boasts quartz countertops, new stainless steel appliances, double sink, pot & pan drawers, and soft-close cabinetry. Three bedrooms and a 4-piece porcelain-tiled bath complete the main level. The finished basement offers new carpeting, a huge rec room, 4th bedroom, 4-piece bath, and laundry with new front-loading washer and dryer. An oversized single garage complements the huge lot with a fence (2018). Additional updates include newer windows, doors, lighting, siding, furnace, newer hot water tank (2021), shingles (2018), front step (2022), plus floor and dishwasher replaced last year. Move-in ready with every detail thoughtfully cared for!

Built in 1962

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4449399  |
| Price     | \$439,000 |
| Bedrooms  | 4         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,006                  |
| Acres          | 0.00                   |
| Year Built     | 1962                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 9015 135a Avenue |
| Area        | Edmonton         |
| Subdivision | Glengarry        |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5E 1S2          |

### Amenities

|           |                                    |
|-----------|------------------------------------|
| Amenities | See Remarks                        |
| Parking   | Over Sized, Single Garage Detached |

### Interior

|              |                                                                                            |
|--------------|--------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                                                  |
| Stories      | 2                                                                                          |
| Has Basement | Yes                                                                                        |
| Basement     | Full, Finished                                                                             |

### Exterior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                              |
| Exterior Features | Fenced, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                         |
| Construction      | Wood, Vinyl                                                                              |
| Foundation        | Concrete Perimeter                                                                       |

### Additional Information

Date Listed July 23rd, 2025

Days on Market 10

Zoning Zone 02

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Listing information last updated on August 2nd, 2025 at 6:02pm MDT