

## \$455,000 - 13319 81 Street, Edmonton

MLS® #E4423175

**\$455,000**

5 Bedroom, 2.50 Bathroom, 1,296 sqft  
Single Family on 0.00 Acres

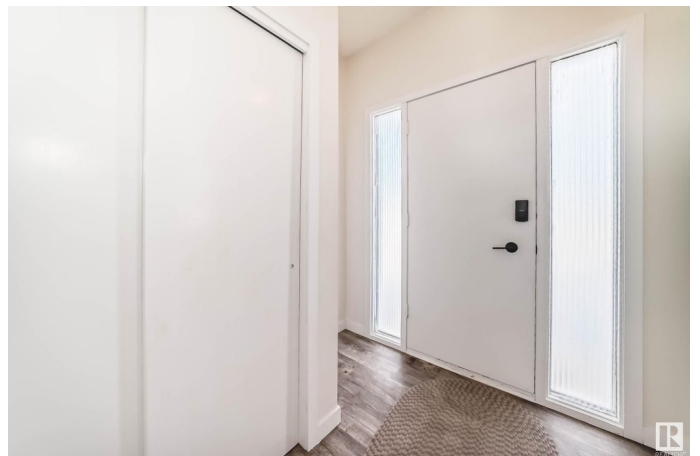
Delwood, Edmonton, AB

Welcome to this large over 1250 sq, fully renovated 5 bedrooms open beam bungalow located in excellent, convenient location facing a island park. This gorgeous home offers large, bright living room, kitchen is open and completed with brand new appliances. Master bedroom is equipped with large closet and 2 piece ensuite, additional 2 bedrooms on main floor are bright and great size. Basement is fully finished with separate entrance, large family room 2 additional bedrooms and full bathroom. Vinyl plank flooring throughout, fresh neutral paint, new tiles and bath tubs, new granite countertops, light fixtures, door hardware and more. Single attached garage and huge 704.73 m2 fully fenced yard completes this stunning home. Prime location, close to schools, shopping and transportation. A must see to appreciate!

Built in 1967

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4423175  |
| Price          | \$455,000 |
| Bedrooms       | 5         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,296     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1967                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 13319 81 Street |
| Area        | Edmonton        |
| Subdivision | Delwood         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5C 1N8         |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | Deck, No Animal Home, No Smoking Home, Open Beam |
| Parking Spaces | 2  |
| Parking        | Single Garage Attached                           |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Back Lane, Cul-De-Sac, Fenced, Flat Site, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|             |                     |
|-------------|---------------------|
| Date Listed | February 27th, 2025 |
|-------------|---------------------|

Days on Market 69

Zoning Zone 02

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Listing information last updated on May 7th, 2025 at 3:32am MDT