

## \$450,000 - 10555 53 Avenue, Edmonton

MLS® #E4434876

**\$450,000**

4 Bedroom, 2.00 Bathroom, 1,055 sqft

Single Family on 0.00 Acres

Pleasantview (Edmonton), Edmonton, AB

Opportunity Knocks in Pleasantview! Located in one of Edmonton's most sought-after neighbourhoods, this 4-bedroom, 2-bath bungalow sits on a huge lot (50 X120) and offers incredible potential. With numerous upgrades already completed—including roof, furnace, weeping tile, updated bathrooms, electrical panel and most windows—the heavy lifting is done! The home features a functional layout, spacious bedrooms, and a double detached garage. Whether you're looking to move in, invest, or build your dream home, this is a rare chance to own a solid property in the heart of Pleasantview.

Built in 1960

### Essential Information

MLS® #	E4434876
Price	\$450,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,055
Acres	0.00
Year Built	1960
Type	Single Family
Sub-Type	Detached Single Family



Style	Bungalow
Status	Active

### Community Information

Address	10555 53 Avenue
Area	Edmonton
Subdivision	Pleasantview (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 0R6

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

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

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Flat Site
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 7th, 2025
Days on Market	43
Zoning	Zone 15

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