

## **\$304,999 - 12709 126 Street, Edmonton**

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MLS® #E4443700

**\$304,999**

3 Bedroom, 2.00 Bathroom, 746 sqft

Single Family on 0.00 Acres

Calder, Edmonton, AB

Attention investors & first time home buyers.  
Small charming bungalow situated on a  
50X125 corner Redevelopment lot. Long term  
rental with great cashflow.

Built in 1949

### **Essential Information**

MLS® #	E4443700
Price	\$304,999
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	746
Acres	0.00
Year Built	1949
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	12709 126 Street
Area	Edmonton
Subdivision	Calder
City	Edmonton
County	ALBERTA
Province	AB



Postal Code           T5L 0X9

**Amenities**

Amenities           See Remarks  
Parking           Single Garage Detached

**Interior**

Appliances           Refrigerator, Stove-Electric  
Heating           Forced Air-1, Natural Gas  
Stories           2  
Has Basement       Yes  
Basement           Full, Finished

**Exterior**

Exterior           Wood, Stucco  
Exterior Features   See Remarks  
Roof           Asphalt Shingles  
Construction       Wood, Stucco  
Foundation       Concrete Perimeter

**Additional Information**

Date Listed           June 21st, 2025  
Days on Market      70  
Zoning           Zone 01

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