

\$349,900 - 12411 94 Street, Edmonton

MLS® #E4456100

\$349,900

4 Bedroom, 1.50 Bathroom, 1,453 sqft

Single Family on 0.00 Acres

Delton, Edmonton, AB

For more information, please click on "View Listing on Realtor Website". RENT TO OWN for only \$25,000 down! All of your down payment goes towards the purchase price and \$300 per month of your \$2400 rent goes towards your equity as well! This lovely home has just been renovated with a new kitchen, new paint, new carpet, new furnace, and new window coverings. Also includes a fully fenced back yard, a deck, a double garage, and fully finished basement with family room, laundry, and tons of storage space. The property boasts over 1450 square feet of living space (over 2000 including the basement), 3+1 bedrooms, and 1.5 baths. The home is located in a quiet crescent location with minimal traffic. You have 3 years to line up your financing and buy the property. Landlord will be replacing house shingles at their expense in the summer of 2026.

Built in 1976

Essential Information

MLS® #	E4456100
Price	\$349,900
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1



Square Footage	1,453
Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	12411 94 Street
Area	Edmonton
Subdivision	Delton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 1K5

Amenities

Amenities	Deck, Detectors Smoke, Front Porch, Hot Water Natural Gas
Parking Spaces	4
Parking	Double Garage Detached, Parking Pad Cement/Paved

Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 4th, 2025
-------------	---------------------

Days on Market 6

Zoning Zone 05

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 10th, 2025 at 6:32pm MDT