

## \$700,000 - 10947 118 Street, Edmonton

MLS® #E4426632

**\$700,000**

4 Bedroom, 3.00 Bathroom, 2,931 sqft

Single Family on 0.00 Acres

Queen Mary Park, Edmonton, AB

Located on a quiet street with no through traffic, this one-of-a-kind, 2,930 sq. ft. home is anything but ordinary. Thoughtfully expanded with 4 bedrooms and a back-split addition over the attached garage, it's perfect for families or hosting guests. The chef's kitchen is designed for culinary inspiration, featuring granite countertops, a countertop gas stove, built-in double wall ovens, and ample prep space—great for entertaining. Outside, the landscaping is a masterpiece, with a serene creek, brick and wrought-iron fencing, a built-in BBQ, and a hot tub—a private retreat to unwind or gather with friends. Look up, and you'll notice solar panels and a new roof, offering both efficiency and durability. You're just minutes from the downtown Ice District and a short walk to the vibrant 124th Street corridor, filled with boutique shops and cozy cafés. Plus, you're only seconds from a spray park, dog park, and community center. This home offers a rare blend of luxury, comfort, and convenience.

Built in 1951

### Essential Information

MLS® # E4426632

Price \$700,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,931
Acres	0.00
Year Built	1951
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	10947 118 Street
Area	Edmonton
Subdivision	Queen Mary Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 3P1

### **Amenities**

Amenities	Air Conditioner, Barbecue-Built-In, Hot Tub, Skylight
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Opener, Garburator, Oven-Built-In, Refrigerator, Stove-Countertop Gas, Washer, See Remarks, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Back Lane, Corner Lot, Fenced, Fruit Trees/Shrubs, Landscaped, Low Maintenance Landscape, No Through Road, Park/Reserve, Stream/Pond, Treed Lot, Vegetable Garden

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter, Wood

**Additional Information**

Date Listed	March 20th, 2025
Days on Market	41
Zoning	Zone 08

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Listing information last updated on April 30th, 2025 at 4:32am MDT