

## \$450,000 - 15305 110a Avenue, Edmonton

MLS® #E4440378

**\$450,000**

5 Bedroom, 2.00 Bathroom, 1,038 sqft  
Single Family on 0.00 Acres

High Park (Edmonton), Edmonton, AB

Extensively Renovated & Move-In Ready  
5-bedroom beauty! This fully updated home is ready for immediate possession and offers a fresh, modern interior from top to bottom. Enjoy the all new main floor kitchen featuring gourmet kitchen with sleek stainless steel appliances, all new flooring, windows, fixtures, and a stunning 4-piece bathroom. The open-concept layout is bright and inviting, filled with natural light and perfect for everyday living/entertaining. Step outside to a sunny, private and fully fenced, south-facing backyard and a detached garage. The new, fully finished basement expands your living space with a second kitchen, 4th and 5th bedrooms, and 3-piece bath. New roof. New AC and furnace (2022). 200amp electrical service. Whether you're a first-time buyer or a savvy investor, this property is full of opportunity. Move in and start enjoying your new home today!

Built in 1959

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4440378  |
| Price          | \$450,000 |
| Bedrooms       | 5         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,038     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1959                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 15305 110a Avenue    |
| Area        | Edmonton             |
| Subdivision | High Park (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5P 1H4              |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Single Garage Detached |

### Interior

|              |                                                       |
|--------------|-------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Washer, Refrigerators-Two |
| Heating      | Forced Air-1, Natural Gas                             |
| Stories      | 2                                                     |
| Has Basement | Yes                                                   |
| Basement     | Full, Partially Finished                              |

### Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior          | Wood, Vinyl                   |
| Exterior Features | Fenced, Flat Site, Landscaped |
| Roof              | Asphalt Shingles              |
| Construction      | Wood, Vinyl                   |
| Foundation        | Concrete Perimeter            |

### School Information

|            |                      |
|------------|----------------------|
| Elementary | Mayfield School      |
| Middle     | Britannia School     |
| High       | Ross Sheppard School |

### Additional Information

Date Listed June 4th, 2025

Days on Market 14

Zoning Zone 21

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