

# \$349,900 - 13019 120 Street, Edmonton

MLS® #E4462695

## \$349,900

4 Bedroom, 2.00 Bathroom, 1,017 sqft  
Single Family on 0.00 Acres

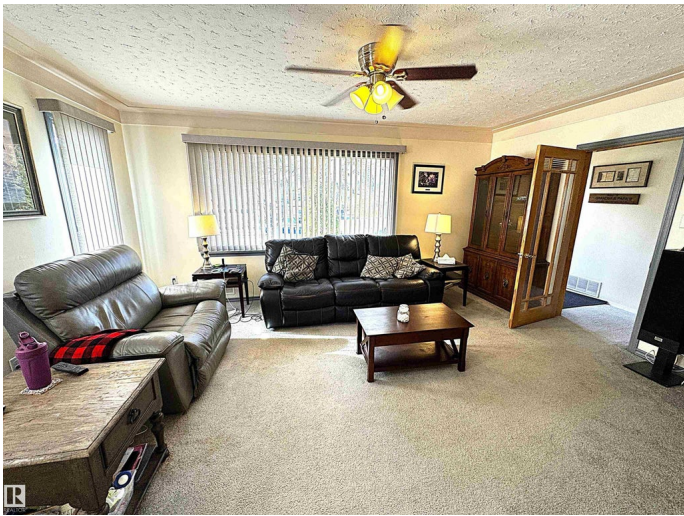
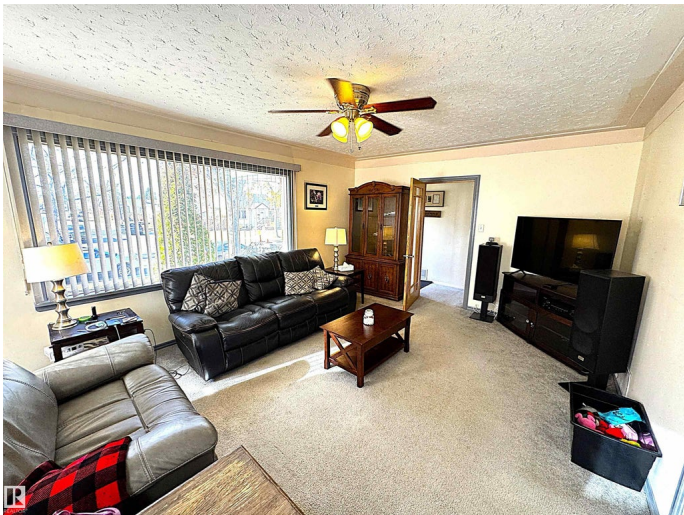
Calder, Edmonton, AB

Wonderful starter home on a gigantic 181â€™™ deep lot! (frontage is 46â€™™ according to available Real Property Report). This 2+2 bedroom raised bungalow features an exterior second entrance directly to the basement where there are huge windows in the downstairs kitchen, family room and bedrooms letting in a tremendous amount of natural light. The City of Edmonton Property Assessment Notice lists this home as a "One Family Dwelling with Suite". Upgrades include furnace (2023), shingles (2020), 100 amp electrical (2016), plus two updated four piece bathrooms, replaced garage doors, and more! There is an insulated double detached garage approximately 22â€™™ wide by 24â€™™ deep. Tremendous opportunity with this well maintained property located on a quiet street, definitely a must see!

Built in 1957

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4462695  |
| Price          | \$349,900 |
| Lease Rate     | \$14      |
| Bedrooms       | 4         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,017     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1957                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Raised Bungalow        |
| Status     | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 13019 120 Street |
| Area        | Edmonton         |
| Subdivision | Calder           |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5E 5P1          |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Deck, See Remarks      |
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |

### Interior

|              |                                                                         |
|--------------|-------------------------------------------------------------------------|
| Appliances   | Dryer, Freezer, Washer, Window Coverings, Refrigerators-Two, Stoves-Two |
| Heating      | Forced Air-1, Natural Gas                                               |
| Stories      | 2                                                                       |
| Has Suite    | Yes                                                                     |
| Has Basement | Yes                                                                     |
| Basement     | Full, Finished                                                          |

### Exterior

|                   |                                                                |
|-------------------|----------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                   |
| Exterior Features | Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, See Remarks |
| Roof              | Asphalt Shingles                                               |
| Construction      | Wood, Stucco                                                   |
| Foundation        | Concrete Perimeter                                             |

### School Information

|            |               |
|------------|---------------|
| Elementary | Calder School |
|------------|---------------|

|        |                      |
|--------|----------------------|
| Middle | Rosslyn School       |
| High   | Ross Sheppard School |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 18th, 2025 |
| Days on Market | 3                  |
| Zoning         | Zone 01            |

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Listing information last updated on October 20th, 2025 at 11:02pm MDT