Courtesy Of Danny Y Lau Of Exp Realty

$549,900 - 11126 80 Avenue, Edmonton

MLS® #E4448286

$549,900
4 Bedroom, 2.00 Bathroom, 902 sqft
Single Family on 0.00 Acres

Garneau, Edmonton, AB

Location. Location. Location. Nestled in the heart of Garneau, this charming infill is just steps from the University of Alberta, the vibrant river valley, local restaurants, cafes, and boutique shopping. With public transit just around the corner, convenience meets opportunity in one of Edmontonâ€™s most sought after neighborhoods. The home offers a functional layout filled with natural light, featuring 2 bedrooms on the main floor and 2 more in the fully finished basement, which includes an illegal suite. Enjoy morning coffee or evening wine on the large front deck. With approx. 1,660 sq. ft. of livable space, this property is move in ready or holds prime potential for future redevelopment in a location that rarely becomes available.

Built in 1944

Essential Information

MLS® #	E4448286
Price	$549,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	902
Acres	0.00
Year Built	1944

Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	11126 80 Avenue
Area	Edmonton
Subdivision	Garneau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0R5

Amenities

Amenities	On Street Parking, Deck, Fire Pit, No Animal Home, No Smoking Home, Infill Property
Parking	Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Microwave Hood Fan, Storage Shed, Stove-Electric, Stove-Gas, Washer, See Remarks, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

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

School Information

Elementary	Garneau School
Middle	Mckernan School

High	Strathcona School

Additional Information

Date Listed	July 17th, 2025
Days on Market	62
Zoning	Zone 15

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Listing information last updated on September 17th, 2025 at 6:47pm MDT