

\$920,000 - 14617 106 Avenue, Edmonton

MLS® #E4387511

\$920,000

3 Bedroom, 1.50 Bathroom, 1,650 sqft

Single Family on 0.00 Acres

Grovenor, Edmonton, AB

BUY & HOLD! AMAZING INVESTMENT OPPORTUNITY IN WEST EDMONTON!! 64' X 142' LOT. MINUTES TO DOWNTOWN! CORNER LOT, SIDE BY SIDE DUPLEX, WITH ATTACHED GARAGES. SOLD TOGETHER, ON A SINGLE TITLE. UPPER FLOOR FEATURES 3 BEDROOMS, 2 BATHROOMS. MASTERS INCLUDES 2 CLOSETS AND ENSUITE. MAIN LEVEL HAS NICE KITCHENS AND SPACIOUS LIVING ROOMS. THIRD LOWER LEVEL IS WIDE OPEN WITH HUGE WINDOWS ALLOWING FOR LOTS OF NATURAL LIGHTING. FOURTH BEDROOM COULD BE EASILY ADDED. HUGE FENCED BACK YARDS MINUTES TO DWN TOWN. CLOSE TO SCHOOLS NEW LRT AND ALL AMENITIES. BRING ALL OFFERS!!

Built in 1971

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4387511 |
| Price | \$920,000 |
| Bedrooms | 3 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,650 |
| Acres | 0.00 |



| | |
|------------|---------------------|
| Year Built | 1971 |
| Type | Single Family |
| Sub-Type | Duplex Side By Side |
| Style | 3 Level Split |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 14617 106 Avenue |
| Area | Edmonton |
| Subdivision | Grovenor |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5N 1B7 |

Amenities

| | |
|----------------|--|
| Amenities | Deck, Hot Water Natural Gas, No Smoking Home |
| Parking Spaces | 4 |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Alarm/Security System, Storage Shed, Stove-Gas, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two |
| Heating | Forced Air-2, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Corner Lot, Fenced, Flat Site, Landscaped, Level Land, No Back Lane, Private Setting, Public Transportation, Schools, Shopping Nearby, Subdividable Lot |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|----------|
| Elementary | GROVENOR |
|------------|----------|

| | |
|--------|---------------|
| Middle | WESTMINSTER |
| High | ROSS SHEPPARD |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 15th, 2024 |
| Days on Market | 349 |
| Zoning | Zone 21 |

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 April 29th, 2025 at 3:32pm MDT