

Courtesy Of Adam J Benke Of Real Broker

# \$339,900 - 13419 140 Street, Edmonton

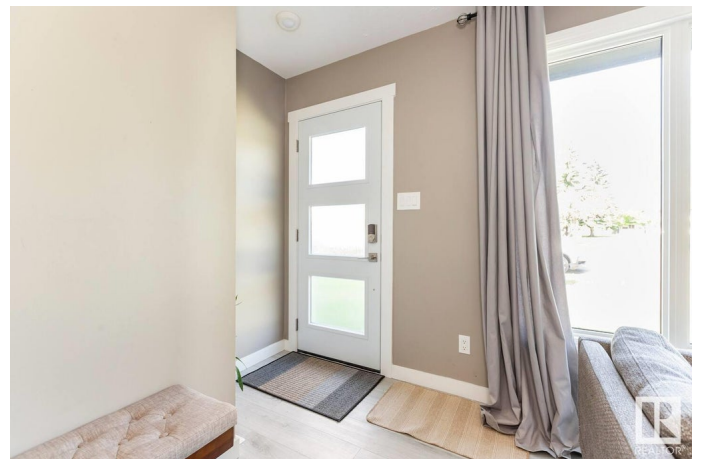
MLS® #E4424869

**\$339,900**

3 Bedroom, 2.00 Bathroom, 976 sqft  
Single Family on 0.00 Acres

Wellington, Edmonton, AB

**TURN-KEY PROPERTY!!!** This beautifully updated home offering 3 bedrooms and 2 FULL BATHROOMS, perfect for families seeking comfort and style! --COMES FULLY FURNISHED IF YOU WANT A PROFITABLE SHORT TERM RENTAL-- This home has an abundance of natural light, creating a warm and inviting atmosphere throughout. The thoughtful design ensures that every space is maximized, giving you a sense of openness without feeling cramped. Enjoy the elegance of updated flooring in the entire home and modern stainless steel appliances that elevate the kitchen area. The backyard features mature trees and offers plenty of space for entertaining and enjoying the outdoors. Located in a family-friendly neighborhood, this home is just a short stroll from a nearby park featuring lush green grass and a playground â€” ideal for outdoor fun and relaxation. With a perfect balance of modern upgrades and a fantastic location, this home is the perfect place to call your own OR generate serious CASH FLOW for Savvy Investors with STR!



Built in 1958

## Essential Information

MLS® #	E4424869
Price	\$339,900

Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	976
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	13419 140 Street
Area	Edmonton
Subdivision	Wellington
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 2E4

### **Amenities**

Amenities	Off Street Parking, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco

Foundation            Grade Beam

### **School Information**

Elementary            McArthur, St Angela  
Middle                 Rosslyn, Sir J Thompson  
High                    Ross Shepp, Arch O'Leary

### **Additional Information**

Date Listed            March 9th, 2025  
Days on Market      4  
Zoning                 Zone 01

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 March 12th, 2025 at 11:02pm MDT