

## \$365,000 - 10615 149 Street, Edmonton

MLS® #E4452738

**\$365,000**

4 Bedroom, 2.00 Bathroom, 984 sqft

Single Family on 0.00 Acres

Grovenor, Edmonton, AB

Situated in one of Edmonton's most sought-after central communities and only 3 blocks away from the Future West Valley Line, this 4-bedroom, 2-bathroom home is perfect for investors, developers, or a young family eager to put down roots in a vibrant neighborhood. Bursting with original charm and character, this property offers endless potential for someone ready to add their own touch. Enjoy a spacious layout with a bright dining room that opens to a huge deck, ideal for entertaining. The very large backyard is perfect for kids, pets, or future development, and comes complete with a single detached garage. This home features original oak hardwood floors throughout the main floor, newer shingles, and updated windows. Located within easy walking distance to top-rated schools, shopping, parks, and public transit—this is central living at its best. Whether you're looking to renovate and make it your own or explore redevelopment potential, this property is all about location, lifestyle, and opportunity.

Built in 1955

### Essential Information

MLS® # E4452738

Price \$365,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 984                    |
| Acres          | 0.00                   |
| Year Built     | 1955                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 10615 149 Street |
| Area        | Edmonton         |
| Subdivision | Grovenor         |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5P 1L9          |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Deck, No Smoking Home  |
| Parking Spaces | 3                      |
| Parking        | Single Garage Detached |

### Interior

|              |                                                                  |
|--------------|------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                        |
| Stories      | 2                                                                |
| Has Basement | Yes                                                              |
| Basement     | Full, Finished                                                   |

### Exterior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                             |
| Exterior Features | Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot |
| Lot Description   | 131ft x 48ft                                                                             |
| Roof              | Asphalt Shingles                                                                         |
| Construction      | Wood, Stucco                                                                             |

Foundation                      Concrete Perimeter

**School Information**

Elementary                      Grovenor Elementary  
Middle                              West Minister Junior High  
High                                 Ross Shepherd Senior

**Additional Information**

Date Listed                      August 13th, 2025  
Days on Market                4  
Zoning                              Zone 21

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