

\$269,000 - 8020 115 Avenue, Edmonton

MLS® #E4455109

\$269,000

2 Bedroom, 2.00 Bathroom, 653 sqft

Single Family on 0.00 Acres

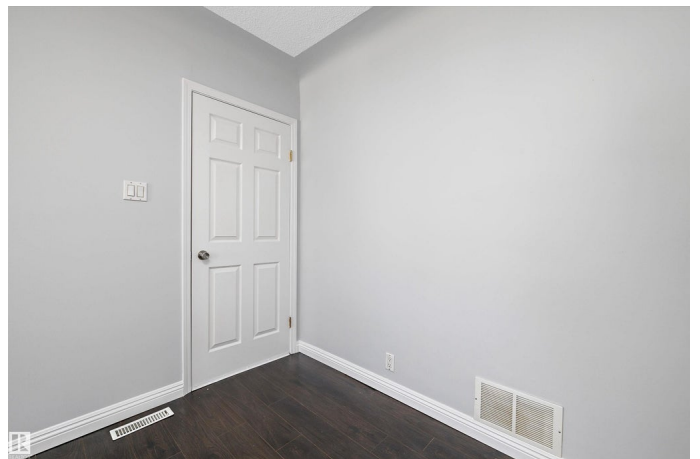
Parkdale (Edmonton), Edmonton, AB

Affordable, charming, and full of opportunity! Perfect for a first-time home buyer or investor looking for a potential MLI Select opportunity, this character-filled property is located just minutes from all of Edmonton's downtown amenities. Situated on a corner lot with expansive green space and great convenience the property offers a double detached garage and extra off-street parking. Inside, the main floor features updated flooring, two spacious bedrooms, a 4-piece bath, and loads of natural light that highlight the home's cozy, timeless charm. A separate entrance leads to the fully finished basement, complete with its own kitchen, living area, bedroom, 3-piece bath and laundry – an ideal rental suite. Whether you're looking to get into the market with your first home or seeking a smart investment opportunity, this affordable gem has plenty to offer!

Built in 1948

Essential Information

MLS® #	E4455109
Price	\$269,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	653



Acres	0.00
Year Built	1948
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	8020 115 Avenue
Area	Edmonton
Subdivision	Parkdale (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 0L1

Amenities

Amenities	Hot Water Natural Gas
Parking Spaces	4
Parking	Double Garage Detached

Interior

Appliances	Dryer, Microwave Hood Fan, Stove-Electric, Washer, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Corner Lot, Fenced, Flat Site, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Block, Concrete Perimeter

Additional Information

Date Listed	August 28th, 2025
Days on Market	10
Zoning	Zone 05

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 September 7th, 2025 at 6:32pm MDT