

\$599,900 - 10440 University Avenue, Edmonton

MLS® #E4398693

\$599,900

5 Bedroom, 3.00 Bathroom, 1,538 sqft
Single Family on 0.00 Acres

Queen Alexandra, Edmonton, AB

Well maintained 1 +1/2 Story in Queen Alexandra. Highlights include: The upper level contains kitchen, living room, bathroom, furnace and Skylights bursting with natural light. The large main floor boasts hardwood flooring, vintage fireplace (not operational), kitchen, dining room, bathroom, two bedrooms and a den. The basement offers a kitchen, living room, 2 bedrooms + 4 pc bathroom. With the RA7 zoning, this property affords the new owner multiple development opportunities. The property backs 76 Ave and fronts University Ave and Park View with tons of parking. The basement suite and main level suite are legal suites. The upper unit is not a legal suite.

Built in 1946

Essential Information

MLS® #	E4398693
Price	\$599,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,538
Acres	0.00
Year Built	1946
Type	Single Family
Sub-Type	Detached Single Family



Style 1 and Half Storey
Status Active

Community Information

Address 10440 University Avenue
Area Edmonton
Subdivision Queen Alexandra
City Edmonton
County ALBERTA
Province AB
Postal Code T6E 4P6

Amenities

Amenities Deck, Detectors Smoke, Skylight, Vinyl Windows, Wood Windows
Parking Single Garage Detached

Interior

Appliances Dryer, Refrigerator, Washer, Refrigerators-Two, Stoves-Two
Heating Forced Air-2, Natural Gas
Stories 3
Has Basement Yes
Basement Full, Finished

Exterior

Exterior Wood, Stucco
Exterior Features Fenced, Landscaped, Park/Reserve, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Stucco
Foundation Concrete Perimeter

Additional Information

Date Listed July 23rd, 2024
Days on Market 232
Zoning Zone 15

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