

## \$304,900 - 12834 123 Street, Edmonton

MLS® #E4437317

**\$304,900**

3 Bedroom, 1.00 Bathroom, 1,081 sqft

Single Family on 0.00 Acres

Calder, Edmonton, AB

lovely one and half storey home on a 50'x125' lot in Calder, Featuring 2+1 Bedrooms, a full unfinished basement, gorgeous landscaped backyard with lots of trees, single detached garage, an ample kitchen and much more close to downtown, schools, amenities and public transportation.

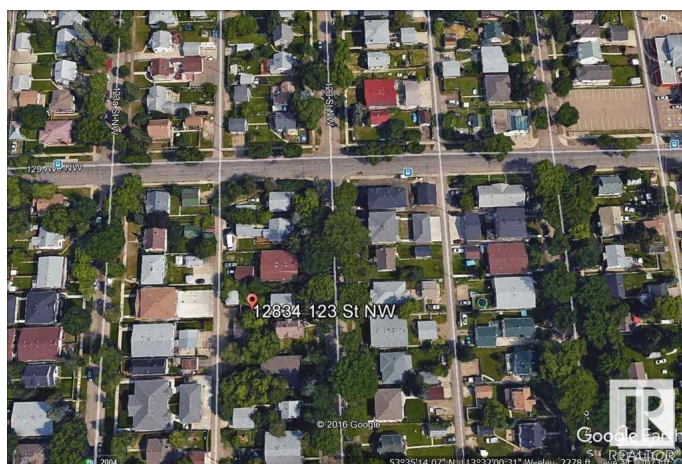
Built in 1946

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4437317               |
| Price          | \$304,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 1,081                  |
| Acres          | 0.00                   |
| Year Built     | 1946                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 1 and Half Storey      |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12834 123 Street |
| Area        | Edmonton         |
| Subdivision | Calder           |



|             |          |
|-------------|----------|
| City        | Edmonton |
| County      | ALBERTA  |
| Province    | AB       |
| Postal Code | T5L 0J3  |

### **Amenities**

|           |                        |
|-----------|------------------------|
| Amenities | Pool-Outdoor           |
| Parking   | Double Garage Detached |
| Has Pool  | Yes                    |

### **Interior**

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

### **Exterior**

|                   |                               |
|-------------------|-------------------------------|
| Exterior          | Wood, Vinyl                   |
| Exterior Features | Fenced, Landscaped, Treed Lot |
| Roof              | Asphalt Shingles              |
| Construction      | Wood, Vinyl                   |
| Foundation        | Concrete Perimeter            |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 18th, 2025 |
| Days on Market | 119            |
| 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 September 14th, 2025 at 7:02pm MDT