# \$409,990 - 1978 119a Street, Edmonton

MLS® #E4431871

#### \$409.990

3 Bedroom, 2.50 Bathroom, 1,313 sqft Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Welcome to this beautifully maintained 3-bedroom, 2.5-bath half-duplex in the sought-after community of Rutherfordâ€"with no condo fees! Featuring 1,313 sq.ft. of thoughtfully designed living space, the main floor boasts an open layout with hardwood floors, a modern kitchen with granite countertops, ample cabinetry, and a large island. Upstairs offers 3 spacious bedrooms, including a primary suite with walk-in closet and ensuite. Enjoy added value with new shingles (2024) and a single attached garage. The private backyard backs onto a scenic trail, providing extra privacy and a peaceful view. Located just steps from top-ranked schools, the future LRT, and new hospital, this home offers exceptional comfort, style, and convenience. Don't miss out!

Built in 2009

## **Essential Information**

MLS® # E4431871 Price \$409,990

Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,313

Acres 0.00







Year Built 2009

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

# **Community Information**

Address 1978 119a Street

Area Edmonton

Subdivision Rutherford (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 0E1

## **Amenities**

Amenities Deck

Parking Single Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, 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

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **School Information**

Elementary Johnny Bright School

Middle Johnny Bright School

High Harry Ainlay

## **Additional Information**

Date Listed April 19th, 2025

Days on Market 15

Zoning Zone 55

HOA Fees 150

HOA Fees Freq. Annually

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