

## \$484,900 - 4508 109a Avenue, Edmonton

MLS® #E4450181

**\$484,900**

4 Bedroom, 2.00 Bathroom, 1,067 sqft

Single Family on 0.00 Acres

Capilano, Edmonton, AB

Backing onto the Ravine! This solid home is located in the heart of Capilano and offers 3 bedrooms up, 1 down, and 2 full bathrooms. Features a spacious, functional kitchen with island. The large, fenced yard includes a deck, firepit, greenhouse, and extra shed—ideal for outdoor living, gardening, or storage. Enjoy privacy and scenic views with direct ravine access. Double detached garage offers ample parking and workspace. A great opportunity to personalize a well-built home in a quiet, established neighborhood. Close to shopping, schools, parks, river valley trails, and easy access to Wayne Gretzky Drive.

Built in 1958

### Essential Information

MLS® #	E4450181
Price	\$484,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,067
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow



Status	Active
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## Community Information

Address	4508 109a Avenue
Area	Edmonton
Subdivision	Capilano
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 1S4

## Amenities

Amenities	Deck, Fire Pit, Greenhouse, See Remarks
Parking	Double Garage Detached

## Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Vacuum Systems, Washer, Dryer-Two, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Ravine View
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	July 29th, 2025
Days on Market	2
Zoning	Zone 19

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Listing information last updated on July 31st, 2025 at 2:17pm MDT