

\$549,999 - 12620 43 Street, Edmonton

MLS® #E4427532

\$549,999

4 Bedroom, 3.50 Bathroom, 1,492 sqft
Single Family on 0.00 Acres

Homesteader, Edmonton, AB

Legal Suite! This well-planned layout features a legal one bedroom basement suite with in-suite laundry—ideal for guests, extended family, or generating rental income. This modern home is the perfect opportunity for first time home buyers, investors or professionals! The inviting space boasts beautiful flooring throughout, paired with rich, dark kitchen cabinets and sleek granite countertops, perfect for a night in with the family or hosting the game. Upstairs, enjoy the convenience of a laundry area that simplifies daily chores. Step onto your deck and into your West facing fenced backyard overlooking a community playground just out your back gate. Located just 6 minutes from Costco, 5 minutes from Walmart, and 7 minutes from Rundle Park Golf Course, this home offers both style and convenience, making it the perfect haven for you and your loved ones.

Built in 2017

Essential Information

| | |
|------------|-----------|
| MLS® # | E4427532 |
| Price | \$549,999 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |



| | |
|----------------|------------------------|
| Square Footage | 1,492 |
| Acres | 0.00 |
| Year Built | 2017 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 12620 43 Street |
| Area | Edmonton |
| Subdivision | Homesteader |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5A 1V5 |

Amenities

| | |
|----------------|--|
| Amenities | Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Tankless, Vinyl Windows, HRV System |
| Parking Spaces | 4 |
| Parking | 2 Outdoor Stalls, Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating | Forced Air-2, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |

Foundation Concrete Perimeter

School Information

Elementary Homesteader School
Middle John D. Bracco School
High Eastglen School

Additional Information

Date Listed March 26th, 2025
Days on Market 10
Zoning Zone 35

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Listing information last updated on April 5th, 2025 at 2:47am MDT