

Courtesy Of Sam Killick Of ARIVL

\$298,000 - 3211 113 Avenue, Edmonton

MLS® #E4444745

\$298,000

2 Bedroom, 2.00 Bathroom, 865 sqft

Single Family on 0.00 Acres

Rundle Heights, Edmonton, AB

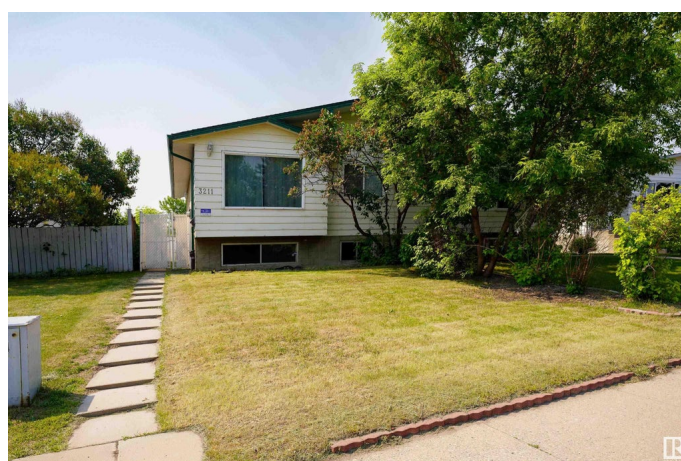
UPDATED 2 BED 2 BATH SPLIT-LEVEL HALF DUPLEX IN RUNDLE HEIGHTS WITH DOUBLE GARAGE! Discover this fantastic half duplex with a total 1689SQFT living space, boasting recent upgrades throughout. Enjoy a freshly painted interior, an updated kitchen with new stainless steel appliances, and newer flooring that flows beautifully. This unique split-level layout provides distinct, versatile living spaces, including a spacious finished basement—ideal for a family room, home office, or gym. With two generous bedrooms and two full bathrooms, comfort and convenience are key. Step outside to your convenient double detached garage, providing secure parking and extra storage. Situated in the desirable Rundle Heights, you're mere minutes from extensive outdoor recreation at Rundle Park (golf, disc golf, trails, ACT Centre), and easily accessible to schools, shopping centres, and major routes like Yellowhead Trail. This is an exceptional opportunity for a personal home or a valuable addition to your real estate portfolio!

Built in 1970

Essential Information

MLS® # E4444745

Price \$298,000



| | |
|----------------|---------------|
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 865 |
| Acres | 0.00 |
| Year Built | 1970 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 3211 113 Avenue |
| Area | Edmonton |
| Subdivision | Rundle Heights |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5W 0P3 |

Amenities

| | |
|----------------|-------------------------------------|
| Amenities | See Remarks, Natural Gas BBQ Hookup |
| Parking Spaces | 2 |
| Parking | Double Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer, Refrigerators-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco, Vinyl |
| Exterior Features | Fenced, Golf Nearby, Playground Nearby, Recreation Use, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed June 27th, 2025

Days on Market 8

Zoning Zone 23

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Listing information last updated on July 5th, 2025 at 12:32am MDT