# \$429,000 - 13803 133 Avenue, Edmonton

MLS® #E4446804

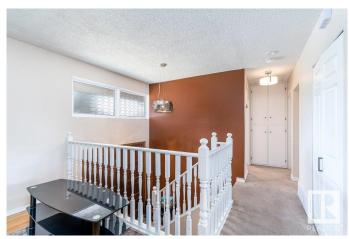
#### \$429,000

5 Bedroom, 2.00 Bathroom, 1,421 sqft Single Family on 0.00 Acres

Wellington, Edmonton, AB

Welcome to this beautifully bi-level home, located on a quiet street in the Wellington neighborhood. It offers a total of 5 bedrooms and 2 full bathrooms. Recent upgrades include central air conditioning, a new furnace, hot water tank, vinyl-clad windows, and updated bathtub, sinks, tile, and fixtures. The main floor features hardwood floors, a bright and spacious living room with a large bow window, and a private dining room conveniently accessible from both the living room and the kitchen. The fully finished basement has 3 additional bedrooms, a brand-new 3-piece bathroom, and a generous family/entertainment area. Unique to this home, the basement provides dual access points to the main level for added functionality and flow. Situated on a fully fenced and landscaped lot, the property includes an oversized single garage and extra rear parkingâ€"perfect for an RV or holiday trailer. This is a must-see home for those in need of space, comfort, and move-in-ready quality in a family-friendly community.







Built in 1958

#### **Essential Information**

MLS® #	E4446804
Price	\$429,000

## **Community Information**

Address	13803 133 Avenue
Area	Edmonton
Subdivision	Wellington
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 3T3

## Amenities

Amenities	Air Conditioner, Deck, Vinyl Windows
Parking	Single Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings		
Heating	Forced Air-1, Natural Gas		
Stories	1		
Has Basement	Yes		
Basement	Full, Finished		

## Exterior

Exterior	Wood, Metal, Stucco
Exterior Features	Park/Reserve, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

## **School Information**

Elementary	MCARTHUR SCHOOL
Middle	ROSSLYN SCHOOL
High	Ross Sheppard School

#### **Additional Information**

Date ListedJuly 9th, 2025Days on Market3

Zoning Zone 01

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Listing information last updated on July 12th, 2025 at 9:02pm MDT