

\$450,000 - 2613 135a Avenue, Edmonton

MLS® #E4451301

\$450,000

4 Bedroom, 2.50 Bathroom, 1,198 sqft
Single Family on 0.00 Acres

Kernohan, Edmonton, AB

Spotless and move-in ready! This well-maintained 4-bedroom Bi-level in Belmont offers over 2,100 sq ft of finished living space. Bright main floor with formal dining, spacious living room, and a clean, functional kitchen with pantry. Primary bedroom features a private ensuite, plus a huge walk-in closet and a second bedroom. The fully finished basement includes a large rec room with fireplace, full bath, and extra bedrooms perfect for guests, home office, or gym. Outside youâ€™ll find a covered patio, RV parking, and a dream oversized garage â€“ ideal for classic cars, bikes, or a workshop. Located on a quiet street near schools, parks, shopping, and transit.

Built in 1977

Essential Information

MLS® #	E4451301
Price	\$450,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,198
Acres	0.00
Year Built	1977



Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

Community Information

Address	2613 135a Avenue
Area	Edmonton
Subdivision	Kernohan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 3W9

Amenities

Amenities	Carbon Monoxide Detectors, No Smoking Home, R.V. Storage, See Remarks
Parking Spaces	6
Parking	Double Garage Detached, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Level Land, Private Setting, Schools, Shopping Nearby, View Downtown
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

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

Additional Information

Date Listed	August 5th, 2025
Days on Market	15
Zoning	Zone 35

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 20th, 2025 at 8:32pm MDT