

## \$475,000 - 4711 102a Avenue, Edmonton

MLS® #E4447324

**\$475,000**

4 Bedroom, 2.00 Bathroom, 1,059 sqft

Single Family on 0.00 Acres

Gold Bar, Edmonton, AB

Updated bungalow in family-friendly Gold Bar, just steps to schools, parks, and Gold Bar Park! This bright and welcoming home offers hardwood flooring throughout the main floor, with a sun-filled living room and a well-equipped kitchen featuring oak cabinetry, granite countertops, KitchenAid stainless steel appliances, and a large window overlooking the backyard. Three bedrooms and a 4-piece bath complete the main level. The finished basement adds excellent space with a large rec room, an additional bedroom, 3-piece bath, laundry, and plenty of storage. Enjoy professionally landscaped outdoor space with a stone patio—perfect for entertaining. Additional features include A/C, single detached garage, and many upgrades: tankless water heater (2025), high-efficiency furnace & A/C (2009), updated electrical (2010), shingles (2010), basement flooring (2020), and more. Move-in ready in a fantastic neighbourhood!

Built in 1958

### Essential Information

MLS® #	E4447324
Price	\$475,000
Bedrooms	4
Bathrooms	2.00



Full Baths	2
Square Footage	1,059
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	4711 102a Avenue
Area	Edmonton
Subdivision	Gold Bar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 0P9

### **Amenities**

Amenities	See Remarks
Parking	Single Garage Detached

### **Interior**

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed July 11th, 2025

Days on Market 1

Zoning Zone 19

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