

Courtesy Of Kristy D Tillapaugh Of Century 21 Masters

## **\$449,000 - 11716 148 Avenue, Edmonton**

MLS® #E4457077

**\$449,000**

5 Bedroom, 3.00 Bathroom, 1,507 sqft

Single Family on 0.00 Acres

Caernarvon, Edmonton, AB

Tucked away in a quiet cul-de-sac and backing onto a trail to parks and schools, this large single-family bungalow offers the perfect blend of space, comfort, and privacy. With 5 bedrooms plus a craft room and cold storage, this home provides plenty of room for a growing family or multi-generational living. The main floor boasts a unique, spacious layout featuring two living rooms, a sunroom overlooking the beautifully landscaped backyard, and a huge open-concept kitchen ideal for entertaining. Two fireplaces add warmth and charm, while the primary suite includes a private ensuite for your retreat. The fully finished basement offers even more living space, perfect for a home theatre, gym, or guest accommodations. Updates include a newer roof, furnace, hot water tank, appliances, and gleaming hardwood floors. Comfort is enhanced year-round with central air conditioning. Outside, enjoy a lush, private yard with mature landscaping that backs directly onto a walking trail – your own peaceful escape right at home.

Built in 1973

### **Essential Information**

MLS® # E4457077

Price \$449,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,507                  |
| Acres          | 0.00                   |
| Year Built     | 1973                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 11716 148 Avenue |
| Area        | Edmonton         |
| Subdivision | Caernarvon       |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 1B6          |

### **Amenities**

|           |                                    |
|-----------|------------------------------------|
| Amenities | Deck, Sunroom                      |
| Parking   | Over Sized, Single Garage Attached |

### **Interior**

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                        |
| Fireplace         | Yes                                                                                                              |
| Fireplaces        | Brick Facing                                                                                                     |
| Stories           | 2                                                                                                                |
| Has Basement      | Yes                                                                                                              |
| Basement          | Full, Finished                                                                                                   |

### **Exterior**

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Stucco                                                                                               |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

|              |                     |
|--------------|---------------------|
| Roof         | Asphalt Shingles    |
| Construction | Wood, Brick, Stucco |
| Foundation   | Concrete Perimeter  |

### **School Information**

|            |                            |
|------------|----------------------------|
| Elementary | Caernarvon school          |
| Middle     | St. Edmund Catholic School |
| High       | Archbishop O'Leary School  |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 10th, 2025 |
| Days on Market | 13                   |
| Zoning         | Zone 27              |

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 September 23rd, 2025 at 7:48pm MDT