

## \$398,800 - 12220 156 Avenue, Edmonton

MLS® #E4453819

**\$398,800**

4 Bedroom, 2.50 Bathroom, 1,123 sqft

Single Family on 0.00 Acres

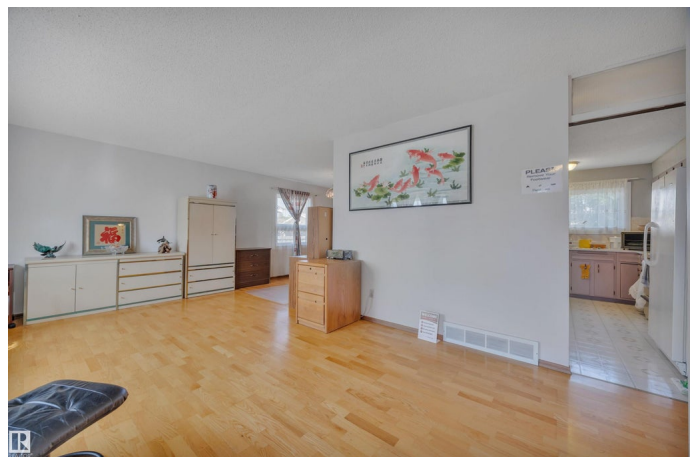
Dunluce, Edmonton, AB

Bright and spacious 1,123 sq. ft. 3+1 bedroom bungalow with upgrades over the years by its original owner. The main floor features a large living room, formal dining room, spacious kitchen with eating area, 3 good size bedrooms, and a 4 pcs. main bath. Primary bedroom has 2 pcs. ensuite. Laminate flooring throughout except the kitchen and bathrooms. The basement is about 80% finished. It features a large recreation room, huge bedroom, 4 pcs. bath, utility and laundry room with sink, and a storage room. Triple pane windows installed 10 years ago. Roof shingles about 11 years. Large 646 sq. meters lot. Lots of fruit trees in the front and back yards. Vegetable garden in the backyard as well. Double detached garage. Great quiet location, minutes to school, shopping, public transit, and the YMCA.

Built in 1976

### Essential Information

MLS® #	E4453819
Price	\$398,800
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,123



Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	12220 156 Avenue
Area	Edmonton
Subdivision	Dunluce
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 2X5

### Amenities

Amenities	Patio
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	August 20th, 2025
Days on Market	1

Zoning

Zone 27

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Listing information last updated on August 21st, 2025 at 1:17am MDT