

## \$180,000 - N/A, Edmonton

MLS® #E4432197

**\$180,000**

2 Bedroom, 1.00 Bathroom, 931 sqft

Single Family on 0.00 Acres

Calder, Edmonton, AB

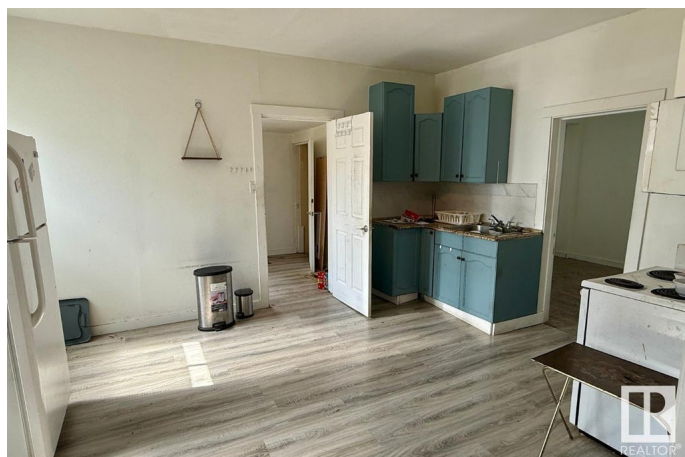
Opportunity knocksâ€”for those with vision and a tool belt. This home needs work, no doubt about it, but it offers a blank canvas for the savvy investor or buyer willing to roll up their sleeves. With a newer hot water tank and furnace already in place, some of the heavy lifting is done. The rest? Well, thatâ€™s where your creativity (and elbow grease) comes in. Priced to reflect the condition, this is a chance to add serious valueâ€”but itâ€™s not for the timid.

Built in 1916

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4432197               |
| Price          | \$180,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 931                    |
| Acres          | 0.00                   |
| Year Built     | 1916                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information



|             |          |
|-------------|----------|
| Address     | N/A      |
| Area        | Edmonton |
| Subdivision | Calder   |
| City        | Edmonton |
| County      | ALBERTA  |
| Province    | AB       |
| Postal Code | T5E 5K8  |

### **Amenities**

|           |             |
|-----------|-------------|
| Amenities | See Remarks |
| Parking   | No Parking  |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                   |
| Stories      | 1   |
| Has Basement | Yes   |
| Basement     | Full, Unfinished                            |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Back Lane, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 23rd, 2025 |
| Days on Market | 5                |
| Zoning         | Zone 01          |

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Listing information last updated on April 28th, 2025 at 7:32am MDT