

\$579,900 - 11735 10 Avenue, Edmonton

MLS® #E4454894

\$579,900

4 Bedroom, 2.00 Bathroom, 1,209 sqft

Single Family on 0.00 Acres

Twin Brooks, Edmonton, AB

BRAND NEW BASEMENT! Beautiful 1208 sqft bi-level in Twin Brooks! This 2+2 bed, 2 bath home sits on a corner lot w/ great curb appeal. Enter into a bright kitchen w/ plenty of cupboards & S/S appliances, spacious great room w/ dbl-sided fireplace & vaulted ceilings, and sunny dining nook. Down the hall, you'll find 2 bdrms, & 4 pc bath. Brand new prof finished basement adds a large rec room for the family to hang out, 2 bdrms, modern 3pc bath, storage & laundry. Additional features include central A/C, vinyl windows, dbl att garage, fresh paint & new carpet on main. Backyard features a deck w/ gazebo, upgraded fencing on side-yard & backs onto a green strip. Quiet cul-de-sac location, walking distance to school, recreation, playground, Whitemud Creek & transit. Quick access to South Common shopping & amenities.

Built in 1995

Essential Information

MLS® #	E4454894
Price	\$579,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,209
Acres	0.00



Year Built	1995
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	11735 10 Avenue
Area	Edmonton
Subdivision	Twin Brooks
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 7A6

Amenities

Amenities	Air Conditioner, Deck, Gazebo, Vinyl Windows, See Remarks
Parking	Double Garage Attached

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Double Sided
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Corner Lot, Cul-De-Sac, Fenced, Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed August 27th, 2025

Days on Market 1

Zoning Zone 16

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