\$1,549,900 - 12504 119 Avenue, Edmonton

MLS® #E4457577

\$1,549,900

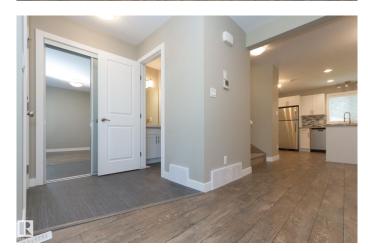
2 Bedroom, 2.50 Bathroom, 4,209 sqft Single Family on 0.00 Acres

Prince Charles, Edmonton, AB

Are you looking for a PRIME INVESTMENT opportunity in Edmonton? Located in the bustling community of Prince Charles, this BEAUTIFUL 4-PLEX offers over 4,100 sq. ft. above grade plus full UNFINISHED BASEMENTS in each unit. This building is ready for you to INCREASE YOUR EQUITY by building a secondary suite in each basement! Each home features a BRIGHT AND SPACIOUS main floor with OPEN-CONCEPT living, dining, and kitchen areas, plus CONVENIENT HALF BATHS. Upstairs, TWO LARGE PRIMARY suites, **EACH with ENSUITE AND WALK-IN** CLOSET! The UPSTAIRS LAUNDRY adds to the tenant appeal. Basements provide additional space for FUTURE DEVELOPMENT, further increasing rental income potential. With MODERN layouts, 4 detached SINGLE-CAR GARAGES, and a CENTRAL location close to schools, shopping, and transit, this property is designed to ATTRACT LONG-TERM RENTERS and deliver RELIABLE CASH FLOW. Rarely do multi-family properties WITHOUT FINISHED BASEMENTS of this SIZE AND QUALITY come available.







Built in 2015

Essential Information

MLS® # E4457577
Price \$1,549,900

Bedrooms 2
Bathrooms 2.50
Full Baths 2
Half Baths 1

Square Footage 4,209
Acres 0.00
Year Built 2015

Type Single Family

Sub-Type 4PLEX
Style 2 Storey
Status Active

Community Information

Address 12504 119 Avenue

Area Edmonton

Subdivision Prince Charles

City Edmonton
County ALBERTA

Province AB

Postal Code T5L 2Z5

Amenities

Amenities Off Street Parking, Hot Water Natural Gas, Vinyl Windows

Parking Quad or More Detached

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan,

Refrigerator, Stacked Washer/Dryer, Stove-Electric

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Wood, Vinyl

Exterior Features Back Lane, Corner Lot, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

School Information

Elementary Dovercourt School

Middle Westmount School

High Ross Sheppard School

Additional Information

Date Listed September 12th, 2025

Days on Market 34

Zoning Zone 04

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Listing information last updated on October 16th, 2025 at 7:02pm MDT