

\$295,000 - 12350 82 Street, Edmonton

MLS® #E4458767

\$295,000

3 Bedroom, 1.00 Bathroom, 1,046 sqft
Single Family on 0.00 Acres

Eastwood, Edmonton, AB

Prime Investment & Redevelopment Opportunity in Eastwood! This 32' x 150' corner lot is ideal for investors, developers, or anyone seeking an affordable primary residence. Zoned RMH16 "Medium Scale Residential, the property offers endless possibilities: redevelop a tri-plex with legal suites, build multi-family 4-8 stories, or hold and rent (currently tenanted, and tenants wish to stay). Freshly painted and well-maintained, it's located directly across from a school and just a short drive to NAIT, downtown Edmonton, and other amenities. Strong rental potential today, with flexibility for future redevelopment.

Built in 1958

Essential Information

MLS® #	E4458767
Price	\$295,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,046
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family



Style Bungalow
Status Active

Community Information

Address 12350 82 Street
Area Edmonton
Subdivision Eastwood
City Edmonton
County ALBERTA
Province AB
Postal Code T5B 2X2

Amenities

Amenities Off Street Parking, On Street Parking, Hot Water Natural Gas, No Animal Home, No Smoking Home
Parking Spaces 4
Parking Double Garage Detached

Interior

Appliances Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating Forced Air-1, Natural Gas
Stories 1
Has Basement Yes
Basement Full, Partially Finished

Exterior

Exterior Wood, Stucco
Exterior Features Back Lane, Corner Lot, Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Stucco
Foundation Concrete Perimeter

School Information

Elementary SHERWOOD ELEMENTRY SCHOOL
Middle SIR JHON THOMPSON CATHOLIC
High LOUIS ST.LAURENT

Additional Information

Date Listed September 20th, 2025

Days on Market 20

Zoning Zone 05

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 October 10th, 2025 at 10:02am MDT