

\$474,900 - 13816 89 Street, Edmonton

MLS® #E4465860

\$474,900

5 Bedroom, 3.00 Bathroom, 1,493 sqft

Single Family on 0.00 Acres

Northmount (Edmonton), Edmonton, AB

Welcome to this beautifully maintained 5-bedroom home in Northmount, offering nearly 1500 sq ft on the main floor and set on a large pie-shaped lot with a fenced yard, RV parking, and a double attached garage. The open-concept main level features a beautifully upgraded kitchen with great flow into the living and dining areas. The primary bedroom offers generous space and comfort for daily living. The fully finished basement expands your living area with a fantastic wet bar, tons of storage, a large family room, additional bedrooms, and excellent flexibility for guests or growing families. A bonus feature you'll love there's an extra stove plug in the laundry room, giving you the ability to run two stoves for large family dinners and gatherings. Enjoy year-round outdoor living on the covered deck. Pride of ownership is evident throughout this warm, welcoming home. Central Vacuum is also roughed in

Built in 1969

Essential Information

MLS® #	E4465860
Price	\$474,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3



Square Footage	1,493
Acres	0.00
Year Built	1969
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	13816 89 Street
Area	Edmonton
Subdivision	Northmount (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 3K7

Amenities

Amenities	Off Street Parking, On Street Parking, Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Extra, R.V. Storage, Vinyl Windows, Wet Bar, Vacuum System-Roughed-In
Parking	Double Garage Attached, Front/Rear Drive Access, Parking Pad Cement/Paved, Rear Drive Access, RV Parking

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Storage Shed, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Remote Control
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Paved Lane, Playground Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	November 15th, 2025
Days on Market	4
Zoning	Zone 02

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