

Courtesy Of Robert J Leishman Of RE/MAX Excellence

## \$564,900 - 10539 125 Street, Edmonton

MLS® #E4427956

### \$564,900

3 Bedroom, 2.00 Bathroom, 1,426 sqft  
Single Family on 0.00 Acres

Westmount, Edmonton, AB

Welcome to your dream character home on a charming, tree-lined street in sought after Westmount! This beautiful 1426 sq.ft residence effortlessly combines modern style with cozy elegance. Picture yourself enjoying your morning coffee on the welcoming front porch, surrounded by lush greenery. Inside, sunlight pours through the open space, enhanced by soaring 9' ceilings. The thoughtfully designed layout features 3 inviting bdrms, convenient primary ensuite & add'l bath (both stylishly updated) providing the perfect balance of comfort & function. The garden/patio door leads to your tranquil backyard, offering easy access to a dbl detached garage. Every corner of this home radiates warmth & charm, ready for you to create lasting memories. Recent upgrades incl. roof, sump pump, HWT and many more! Perfectly located amid the hustle & bustle of trendy 124th street and brewery district, but nestled close to the peaceful ravine and stunning walking trails, jump at this rare opportunity to own a slice of Westmount.

Built in 1917

### Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4427956  |
| Price  | \$564,900 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,426                  |
| Acres          | 0.00                   |
| Year Built     | 1917                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 10539 125 Street |
| Area        | Edmonton         |
| Subdivision | Westmount        |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5N 1T4          |

### **Amenities**

|           |                                    |
|-----------|------------------------------------|
| Amenities | Ceiling 9 ft., Deck, Front Porch   |
| Parking   | Double Garage Attached, Over Sized |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Mantel, Tile Surround   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Public Transportation, Schools, Shopping Nearby |

|              |                           |
|--------------|---------------------------|
| Roof         | Asphalt Shingles          |
| Construction | Wood                      |
| Foundation   | Brick, Concrete Perimeter |

### **Additional Information**

Date Listed            March 28th, 2025

Days on Market      7

Zoning                 Zone 07

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Listing information last updated on April 4th, 2025 at 8:32pm MDT