

## \$495,000 - 14308 121 Street, Edmonton

MLS® #E4447517

**\$495,000**

3 Bedroom, 3.00 Bathroom, 1,248 sqft

Single Family on 0.00 Acres

Carlisle, Edmonton, AB

Spacious legal suite property with strong potential! This home offers 6 bedrooms and 3 full bathrooms across two separate suites, each finished with vinyl plank flooring, quartz countertops, and stainless steel appliances. The layout is perfect for multigenerational living or rental income. Major updates like the roof and windows were completed less than 5 years ago. A double detached garage is split with separate doors, providing private parking for each suite, plus two extra stalls in the back and street parking out front. Some TLC "will go a long way, making this a great opportunity to build equity or boost future returns. Convenient location close to schools, shopping, and transit!

Built in 1978

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4447517  |
| Price          | \$495,000 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,248     |
| Acres          | 0.00      |
| Year Built     | 1978      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | Bungalow               |
| Status   | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 14308 121 Street |
| Area        | Edmonton         |
| Subdivision | Carlisle         |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 3S4          |

### Amenities

|           |                                    |
|-----------|------------------------------------|
| Amenities | Deck, Parking-Extra, Vinyl Windows |
| Parking   | Double Garage Detached             |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating           | Forced Air-2, Natural Gas   |
| Stories           | 2   |
| Has Suite         | Yes   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior          | Wood                          |
| Exterior Features | Back Lane, Fenced, Paved Lane |
| Roof              | Asphalt Shingles              |
| Construction      | Wood                          |
| Foundation        | Concrete Perimeter            |

### School Information

|            |                        |
|------------|------------------------|
| Elementary | Kensington School      |
| Middle     | Rosslyn School         |
| High       | Queen Elizabeth School |

**Additional Information**

Date Listed                July 12th, 2025  
Days on Market        3  
Zoning                    Zone 27

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 July 15th, 2025 at 1:47pm MDT