

\$475,000 - 12707 & 12709 92 Street, Edmonton

MLS® #E4463953

\$475,000

7 Bedroom, 2.50 Bathroom, 1,388 sqft

Single Family on 0.00 Acres

Killarney, Edmonton, AB

7 Bedrooms, 4 up and 3 down! This up down duplex has numerous upgrades over the years and also many recent updates. The home features two kitchens and a separate entry. It has been converted back to a single family home, but potential for someone to install a couple interior doors to convert it back to two separate living units. 2 high efficiency furnaces, 2 electric meters and 2 hot water tanks. Upgrades include: modern white kitchen w/ quartz counters and stainless steel appliances, luxury vinyl plank flooring throughout plus pot lighting up and down, shingles (2024). Basement has a separate front entrance, 3 more bedrooms and kitchen with S/S appliances. The three bathrooms have been updated as well. The common area laundry has 2 washers and 2 dryers. The garage is oversized has a dividing wall garage with two doors and 2 separate man doors, so more potential income to rent half your garage. Back entrance of home has 2 entrances too. Excellent potential for a rental or a home for a large family.

Built in 1958

Essential Information

MLS® # E4463953

Price \$475,000



Lease Rate	\$15
Bedrooms	7
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,388
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Duplex Up And Down
Style	Raised Bungalow
Status	Active

Community Information

Address	12707 & 12709 92 Street
Area	Edmonton
Subdivision	Killarney
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 3R3

Amenities

Amenities	Deck
Parking	Double Garage Detached, Over Sized

Interior

Appliances	Hood Fan, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-2, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 29th, 2025
Days on Market	5
Zoning	Zone 02

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Listing information last updated on November 3rd, 2025 at 5:32pm MST