

## \$419,555 - 9825 156 Street, Edmonton

MLS® #E4427830

### \$419,555

5 Bedroom, 2.50 Bathroom, 1,075 sqft  
Condo / Townhouse on 0.00 Acres

West Jasper Place, Edmonton, AB

5 Bedrooms, 3 bathroom West Edmonton Duplex with NO CONDO FEES, & a SIDE ENTRANCE to basement with a 2nd kitchen! Perfect for those seeking an investment property or a larger family home, this property offers incredible potential. Located just 7 minutes from West Edmonton Mall & Misericordia Hospital, and only a few minutes to grocery stores and the upcoming LRT, the location couldn't be more convenient. The main floor of this charming bi-level home features vaulted ceilings, a large bay window in the living room, and a private kitchen with a generous dining area. Main floor includes 3 bedrooms, 2 bathrooms, and its own laundry. The fully finished basement, with a separate entrance, provides a 2-bedroom, 1-bathroom in-law suite, complete with a second kitchen, separate laundry, and large above-grade windows that flood the space with natural light. To top it off, you have a fully fenced yard plus a single garage.

Built in 2007

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4427830  |
| Price     | \$419,555 |
| Bedrooms  | 5         |
| Bathrooms | 2.50      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,075             |
| Acres          | 0.00              |
| Year Built     | 2007              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |
| Style          | Bi-Level          |
| Status         | Active            |

### **Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 9825 156 Street   |
| Area        | Edmonton          |
| Subdivision | West Jasper Place |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T5P 2P2           |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Ceiling 9 ft., Parking-Extra, Vaulted Ceiling |
| Parking   | Single Garage Detached                        |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two |
| Heating           | Forced Air-1, Natural Gas                                       |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Back Lane, Fenced, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

Date Listed March 27th, 2025

Days on Market 9

Zoning Zone 22

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 April 5th, 2025 at 2:47am MDT