



Edmonton

8003 136 AV NW

Delwood

T5C 2K8

LP:

SP:

\$425,000

M

Listing ID #

E4502007

Building Type

Detached Single Family

Style

Bungalow

Year Built

1966

Full Baths

2

Half Baths

0

Total Baths

2.0

Tot Flr AG SqFt

1,042.60

Sold Date

Bedrooms Above

3

Bedrooms Total

5

Basement

Full

Basement Dev

Fully Finished

Tot Flr AG SqM

96.86

ACTIVE

[URL-Virtual Tour](#) [URL-Brochure](#)

HUGE LOW-MAINTENANCE YARD - this air conditioned, solid, significantly upgraded bungalow has been lovingly maintained for years. With excellent curb appeal, this 3+2 bdrm home offers over 2000 sq ft of total living space, top-notch materials throughout & a south back yard, fully fenced, w large deck & paving stones. The living room features hardwood & tindlestone feature wall & opens to the bright dining area & fully updated kitchen, complete w granite counters, espresso cabinets w glass inserts, stainless appliances & windows facing the yard . The main bath has been completely re-done with quartz & tile, the primary bdrm has good closet space & there are 2 more bdrms on the main level. The basement is fully developed including a huge family room w vinyl plank flooring (perfect for family movie nights!), 2 more bdrms, and a gorgeous full bath with Riverstone accents & oversized shower. Newer shingles & vinyl windows, high-e furnace, central A/C & top notch laundry machines. Oversized double garage too!

Directions

Living Room	5.96x4.31	M	Bedroom 3	3.22x2.97	M	Bath#	#pcs	Lvl	Ens	Level	SqM	SF
Dining Room	2.99x1.87	M	Bedroom 4	3.70x3.30	L	1	4	M	No	Main	96.87	1,042.71
Kitchen	4.05x2.99	M	Bedroom	3.55x2.69	L	2	3	L	No	Upper		
Family Room	7.36x4.85	L	Laundry Room	3.71x2.94	L	3				Above Grd		
Den			Storage Room	2.69x2.05	L	4				Lower	83.85	902.56
Bonus Room						5				Below Grd		
Primary Bedrm	3.89x3.20	M				6				Tot Flr AG	96.86	1,042.60
Bedroom 2	3.89x2.55	M				7				# Finished	2	

Heat Source

Natural Gas

Heat Type

Forced Air-1

Foundation

Concrete

Roof Type

Asphalt Shingles

Exterior

Vinyl

Flooring

Ceramic Tile, Hardwood, Vinyl Plank

Features

Air Conditioner, Deck, Patio, Vinyl Windows

Construction

Wood Frame

Basement

Full / Fully Finished

Separate Ent

2nd Suite

No

Garage Suite

Garden Suite

Lot Shape

Rectangular

Lot Size SqM

531.41

Zoning

Tax Amount

\$3,609.50 / 2025

Conform Type

Conform Year

Permit By Seller

Permit

Permit

Front Exposure

North

F x D (m)

x

Goods Incl Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings

Goods Excl

Warranty

Fireplace

FP Fuel

FP Type

HOA Y/N No

HOA Fee/Schd /

HOA Fee Incls

Site Features Back Lane, Fenced, Low Maintenance Landscape, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Parking Double Garage Detached

Road Access Paved

Park Encl/Tot / **Garage Dim**

Condo Name		Floor Location	Floor#
Condo Fee	Fee Schedule	#Floors in Build	Elevator
Fee Includes		Balcony/Terrace	Min Age
		Titled Storage	
		Parking Type	
		Unit Exposure	