

## \$475,000 - 8731 151 Street, Edmonton

MLS® #E4451007

**\$475,000**

4 Bedroom, 4.50 Bathroom, 1,559 sqft

Single Family on 0.00 Acres

Jasper Park, Edmonton, AB

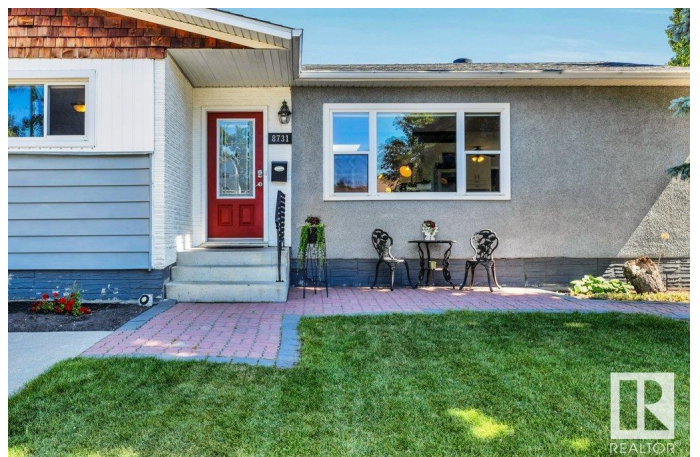
A one-of-a-kind sprawling bungalow with extension in Jasper Park. Can you fathom a home with 5 bathrooms, nearly 1600sqft on main level plus fully finished basement and an optional 3-5 bedrooms depending on how you use all this space? Located in an exceptional area close to schools, daycare, shopping it will check a lot of boxes for any growing family. Charming curb appeal and landscaping, front drive for added parking, double oversized detached garage in the rear. Inside this unique home provides endless options including future rental suite. Enjoy a huge great room, updated kitchen, versatile addition for large primary suite or family room/studio. Basement has more space with recreation room, bedroom and den/bedroom. Features include engineered hardwood floors, wooden beam, skylight, updated roof and windows. Finding a home with these features in this part of West Edmonton is near impossible! BUY, LIVE, INVEST with this 50x150 lot for future development. Just the second owner of this property.

Built in 1963

### Essential Information

MLS® # E4451007

Price \$475,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 1,559                  |
| Acres          | 0.00                   |
| Year Built     | 1963                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 8731 151 Street |
| Area        | Edmonton        |
| Subdivision | Jasper Park     |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5R 1H9         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Detached |

### Interior

|                   |                                                                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Storage Shed, Washer, Window Coverings, Refrigerators-Two, Stoves-Two |
| Heating           | Baseboard, Water                                                                                                                                     |
| Stories           | 2                                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                                  |
| Basement          | Full, Finished                                                                                                                                       |

### Exterior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                          |
| Exterior Features | Back Lane, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

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

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 1st, 2025 |
| Days on Market | 18               |
| Zoning         | Zone 22          |

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Listing information last updated on August 19th, 2025 at 8:17am MDT