

## \$389,000 - 1851 104 Street, Edmonton

MLS® #E4453323

**\$389,000**

3 Bedroom, 2.00 Bathroom, 929 sqft

Single Family on 0.00 Acres

Keheewin, Edmonton, AB

Located in a highly convenient community Kehween, this rare and affordably priced home is exceptionally well-maintained. Perfect for new homeowners, first-time buyers, developers, or investors. The property features a generous front yard width of 15.24 meters. The interior is carpet-free, freshly painted, and partially renovated, creating a cozy and inviting space. While the official square footage reflects only the above-ground area, this 4-level split home includes a lower-level bedroom and recreation room, and the basement offers plenty of potential for the new owner to customize. Recent upgrades include all new home appliances in 2025, a new furnace in 2023, windows replaced in 2024, and attic insulation upgraded to R50. Within walking distance to school. Close to South Common, Calgary Trail, and Anthony Henday, making commuting, shopping, and daily errands incredibly convenient. This home won't stay on the market long. Let's start a new chapter in your life.

Built in 1981

### Essential Information

MLS® # E4453323

Price \$389,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 929                    |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Back Split             |
| Status         | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 1851 104 Street |
| Area        | Edmonton        |
| Subdivision | Keheewin        |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6J 5J9         |

### **Amenities**

|           |                                                                                                         |
|-----------|---------------------------------------------------------------------------------------------------------|
| Amenities | Crawl Space, Hot Water Natural Gas, Insulation-Upgraded, No Animal Home, No Smoking Home, Vinyl Windows |
| Parking   | Parking Pad Cement/Paved                                                                                |

### **Interior**

|              |                                                                                                    |
|--------------|----------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Oven-Microwave, Stove-Gas, Washer, Window Coverings, Refrigerators-Two |
| Heating      | Forced Air-1, Natural Gas                                                                          |
| Stories      | 3                                                                                                  |
| Has Basement | Yes                                                                                                |
| Basement     | Full, Unfinished                                                                                   |

### **Exterior**

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior          | Wood, Metal                                                           |
| Exterior Features | Fenced, Landscaped, No Back Lane, Schools, Shopping Nearby, Treed Lot |
| Roof              | Asphalt Shingles                                                      |
| Construction      | Wood, Metal                                                           |
| Foundation        | Concrete Perimeter                                                    |

**Additional Information**

Date Listed            August 15th, 2025  
Days on Market      4  
Zoning                Zone 16

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Listing information last updated on August 19th, 2025 at 11:02am MDT