

## \$439,000 - 8521 150 Street, Edmonton

MLS® #E4425934

**\$439,000**

4 Bedroom, 2.00 Bathroom, 1,061 sqft  
Single Family on 0.00 Acres

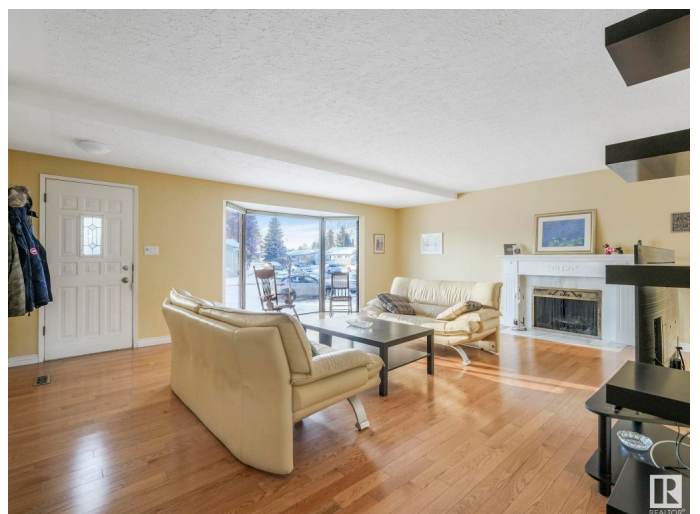
Lynnwood, Edmonton, AB

This wonderful family home has been meticulously maintained and loved by the same owners for over 20 years. Situated on a beautiful tree-lined street in Lynnwood, this mid-century bungalow has seen many upgrades over the years. Newer hot water tank (2024), newer shingles, newer roof, newer vinyl windows, meticulous hardwood throughout main floor. The main floor living room is bright airy and has a lovely fireplace to enjoy. There are 3 spacious bedrooms up and the basement is fully finished also with a working fireplace. The double heated detached garage is a mechanics dream. There is also a custom made shed that could be converted into a small art studio. The large private yard where one can enjoy a variety of shrubs, perennials. Walking distance to Meadowlark Shopping Centre, public transit and the LRT Valley Line West coming soon! A beautiful property waiting for new owners to make it theirs!

Built in 1958

### Essential Information

MLS® #	E4425934
Price	\$439,000
Bedrooms	4
Bathrooms	2.00



Full Baths	2
Square Footage	1,061
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	8521 150 Street
Area	Edmonton
Subdivision	Lynnwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 1E2

### **Amenities**

Amenities	Air Conditioner
Parking	Double Garage Detached, Heated

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Fenced
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Lynnwood School
Middle	Parkview School
High	Jasper Place School

### **Additional Information**

Date Listed            March 15th, 2025

Days on Market      22

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 6th, 2025 at 11:02am MDT