

\$340,000 - 12414 88 Street, Edmonton

MLS® #E4461723

\$340,000

2 Bedroom, 1.50 Bathroom, 1,023 sqft

Single Family on 0.00 Acres

Delton, Edmonton, AB

Investor Alert!!! This 2 bedroom and 2 bathroom bungalow sits on a massive 50 x 150 ft lot. Zoned RS, the property and lot size allows for redevelopment potential including multi-unit housing. Located on a quiet, tree-lined street, yet close to Yellowhead Trail, NAIT, Kingsway Mall, Royal Alexandra Hospital and downtown. Whether you're a developer, savvy investor, or homeowner looking for space to grow, this oversized lot is a rare find in a central Edmonton neighborhood poised for continued growth.

Built in 1950

Essential Information

MLS® #	E4461723
Price	\$340,000
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,023
Acres	0.00
Year Built	1950
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active



Community Information

Address	12414 88 Street
Area	Edmonton
Subdivision	Delton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 3T2

Amenities

Amenities	On Street Parking, Hot Water Natural Gas, Walk-up Basement
Parking	Single Garage Detached

Interior

Appliances	Appliances Negotiable
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Cul-De-Sac, Fenced, Landscaped, Picnic Area, Playground Nearby, Recreation Use, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 10th, 2025
Days on Market	12
Zoning	Zone 05

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 October 22nd, 2025 at 8:02pm MDT