Courtesy Of Daniel Binng Of Exp Realty

$519,000 - 10438 154 Street, Edmonton

MLS® #E4458217

$519,000
5 Bedroom, 3.00 Bathroom, 1,038 sqft
Single Family on 0.00 Acres

Canora, Edmonton, AB

INVESTOR ALERT! **Neighbouring half at 10436 154 St is also for saleâ€”buy one or buy both for a 4-unit cash flowing portfolio!** Built in 2019, this STUNNING 5-bedroom, 3-bathroom half duplex comes complete with a legal 2-bedroom BASEMENT SUITE. Both units feature BRIGHT, open-concept layouts, and are beautifully highlighted with modern finishes including vinyl plank flooring, quartz countertops, and stainless steel appliances. The functional floor plans include in-suite laundry, generously sized bedrooms, and plenty of storage. Both suites are FULLY TENANTED, making this a true turn-key investment, with cash flow from day one. Outside, enjoy a DOUBLE DETACHED GARAGE, and a large shared yard. Located in West Edmontonâ€™s desirable Canora community, this fantastic property is just minutes from the LRT, shopping, schools, and parks. Donâ€™t miss out on this rare opportunity to lock in steady income in a PRIME rental location!

Built in 2019

Essential Information

MLS® #	E4458217
Price	$519,000
Bedrooms	5

Bathrooms	3.00
Full Baths	3
Square Footage	1,038
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

Community Information

Address	10438 154 Street
Area	Edmonton
Subdivision	Canora
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5P 2H8

Amenities

Amenities	Off Street Parking, On Street Parking, Detectors Smoke, Hot Water Natural Gas, Parking-Extra, Secured Parking, Storage-In-Suite, Walkout Basement, HRV System
Parking	Double Garage Detached, Over Sized, Parking Pad Cement/Paved, Rear Drive Access

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Curtains and Blinds
Heating	Forced Air-2, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Concrete, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land,

	Low Maintenance Landscape, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Concrete, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 17th, 2025
Days on Market	1
Zoning	Zone 21

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