

\$829,900 - 15331 104 Avenue, Edmonton

MLS® #E4466321

\$829,900

8 Bedroom, 4.00 Bathroom, 2,197 sqft

Single Family on 0.00 Acres

Canora, Edmonton, AB

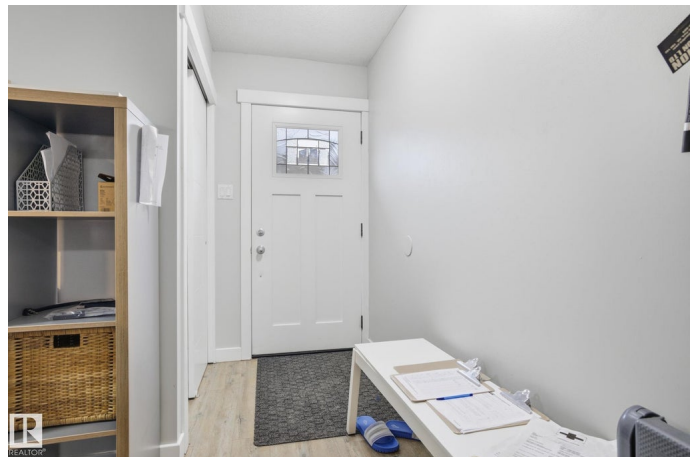
INVESTOR ALERT! Have you been looking for a great revenue property with LONG TERM tenants in a revitalizing community? Welcome to this SIDE BY SIDE DUPLEX complete with 2 legal suites (each side of the duplex) & two nanny suites in each basement that feature in total 4 kitchens, 4 full bathroom, 10 bedrooms, 4 private entrances, & is situated on a large corner lot in Canora! You'll enjoy a maintenance free yard with a lovely rock-scape, so no worries about tenants forgetting to cut the grass. You also have an oversized double garage & large shed. This property was completely renovated in 2014 & has continually been updated with: a new roof (2 years ago), R60 insulation, new sump-pumps & pits, new garage door (non-powered), all new wiring (100amps each side) & plumbing, 1 new HWT (2 years ago), & commercial grade flooring throughout to protect your investment. Buy & hold this property as we are seeing lots of development happen all around it. Don't miss out on your chance to own this GREAT INVESTMENT!

Built in 1961

Essential Information

MLS® # E4466321

Price \$829,900



Bedrooms	8
Bathrooms	4.00
Full Baths	4
Square Footage	2,197
Acres	0.00
Year Built	1961
Type	Single Family
Sub-Type	Duplex Side By Side
Style	Bungalow
Status	Active

Community Information

Address	15331 104 Avenue
Area	Edmonton
Subdivision	Canora
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5P 0R7

Amenities

Amenities	Off Street Parking, Assisted Living, See Remarks
Parking Spaces	2
Parking	Double Garage Detached

Interior

Appliances	Garage Opener, Storage Shed, Stove-Electric, See Remarks, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Low Maintenance Landscape, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	November 20th, 2025
Zoning	Zone 21

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Listing information last updated on November 20th, 2025 at 8:17pm MST