

## \$470,000 - 11135 Groat Road, Edmonton

MLS® #E4443866

**\$470,000**

3 Bedroom, 2.00 Bathroom, 1,098 sqft

Single Family on 0.00 Acres

Inglewood (Edmonton), Edmonton, AB

Amazing opportunity to invest, build or redevelop on 50x140 lot in a prime location. Don't miss out!

Built in 1952

### Essential Information

MLS® #	E4443866
Price	\$470,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,098
Acres	0.00
Year Built	1952
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	11135 Groat Road
Area	Edmonton
Subdivision	Inglewood (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5M 3K1



## Amenities

Amenities	See Remarks
Parking	See Remarks

## Interior

Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, See Remarks

## Exterior

Exterior	Wood, Stucco
Exterior Features	Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

## Additional Information

Date Listed	June 23rd, 2025
Days on Market	7
Zoning	Zone 07

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Listing information last updated on June 30th, 2025 at 2:47am MDT