

## \$824,900 - 1012 148 Avenue, Edmonton

MLS® #E4446481

**\$824,900**

6 Bedroom, 4.50 Bathroom, 2,776 sqft

Single Family on 0.00 Acres

Fraser, Edmonton, AB

Welcome to this Rare, fully finished bi-level located steps from the North Saskatchewan River. Boasting over 4,600 sq ft of living space, this home features a total of 6 beds and 5 bathrooms including a massive 3 bed, 2 bath secondary suite with separate entrance—perfect for extended family or income potential. The main level offers both a family and living room with a dual-sided fireplace, a chef's kitchen with a huge island, double fridge, pantry, and 2 bedrooms connected by a Jack & Jill bath, plus an additional full bath. Upstairs, you'll find a spacious primary suite with ensuite and laundry nearby, and just a few steps up is a large bonus/rec room. The fully fenced and landscaped yard includes a deck that spans the entire width of the home. A truly unique property designed for multi-generational living or savvy investors

Built in 2015

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4446481  |
| Price      | \$824,900 |
| Bedrooms   | 6         |
| Bathrooms  | 4.50      |
| Full Baths | 4         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 2,776                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 1012 148 Avenue |
| Area        | Edmonton        |
| Subdivision | Fraser          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Z 0V4         |

### Amenities

|           |                                                                                                                       |
|-----------|-----------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Carbon Monoxide Detectors, Closet Organizers, Deck, Detectors Smoke, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached                                                                                                |

### Interior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                    |
| Appliances        | Air Conditioning-Central, Garage Control, Garage Opener, Hood Fan, Stove-Gas, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                           |
| Stories           | 3                                                                                                                                                   |
| Has Suite         | Yes                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                                 |
| Basement          | Full, Finished                                                                                                                                      |

### Exterior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                                                                                                   |
| Exterior Features | Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                      |
| Construction      | Wood, Stone, Stucco                                                                                                                   |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 8th, 2025  
Days on Market                43  
Zoning                              Zone 35



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Listing information last updated on August 20th, 2025 at 1:47pm MDT