

## \$609,000 - 9147 154 St, Edmonton

MLS® #E4432567

**\$609,000**

5 Bedroom, 3.50 Bathroom, 1,610 sqft

Single Family on 0.00 Acres

Jasper Park, Edmonton, AB

Attention Home Buyers and Investors: RARE OPPORTUNITY! New two-story duplex in Jasper Park! With a modern stucco exterior, double-detached garage & BOTH SIDES available for purchase, this property is perfect for rental income & long-term growth. Offering 2,400 sq. ft. of luxurious living space, this home includes 5 bedrooms, 3.5 bathrooms, & impeccable finishes. The bright living room with an electric fireplace flows into a chef-inspired kitchen, featuring quartz countertops, sleek cabinetry, & a massive island. Step out to a wooden sun deck for relaxation. The upper level boasts a spa-like master suite with a soaking tub, standing shower & walk-in closet, plus 2 additional bedrooms, a full bath, & laundry room. The fully finished basement suite, with a separate entrance, offers 2 bed, a kitchen, living room, & full bath ideal for rental income. Conveniently located near top schools, West Edm. Mall, downtown, major highways, this property is a rare gem. Perfect for families or investors seeking unbeatable value

Built in 2024

### Essential Information

MLS® # E4432567

Price \$609,000



|                |               |
|----------------|---------------|
| Bedrooms       | 5             |
| Bathrooms      | 3.50          |
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,610         |
| Acres          | 0.00          |
| Year Built     | 2024          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |             |
|-------------|-------------|
| Address     | 9147 154 St |
| Area        | Edmonton    |
| Subdivision | Jasper Park |
| City        | Edmonton    |
| County      | ALBERTA     |
| Province    | AB          |
| Postal Code | T5R 1T2     |

### Amenities

|           |                                    |
|-----------|------------------------------------|
| Amenities | Deck, Front Porch, Infill Property |
| Parking   | Double Garage Detached             |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Microwave Hood Fan, Refrigerator, Stove-Electric, Stove-Gas, Washer, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two |
| Heating           | Forced Air-2, Natural Gas  |
| Stories           | 3  |
| Has Suite         | Yes  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco, Vinyl  |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |

|              |                     |
|--------------|---------------------|
| Roof         | Asphalt Shingles    |
| Construction | Wood, Stucco, Vinyl |
| Foundation   | Concrete Perimeter  |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 3                |
| Zoning         | Zone 22          |

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Listing information last updated on April 27th, 2025 at 12:17am MDT