

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

---

MLS® #E4419045

**\$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® #	E4419045
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 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	January 23rd, 2025
Days on Market	75
Zoning	Zone 22

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 8th, 2025 at 3:32am MDT