

## \$609,900 - 10823 122 Street, Edmonton

MLS® #E4448097

**\$609,900**

4 Bedroom, 2.00 Bathroom, 1,098 sqft

Single Family on 0.00 Acres

Westmount, Edmonton, AB

Get ready to fall in love with this absolutely delightful Westmount gem! This beautifully updated 3+1 bedroom bungalow is move-in ready and bursting with personality â€” from the welcoming tiled entry that leads into a bright, airy living room featuring stunning hardwood floors, and elegant coved ceilings. The kitchen keeps things timeless and fresh, while those oversized windows throughout flood every room with natural light. The magic continues downstairs with a finished basement that adds a generous third bedroom, full bathroom, and enormous rec rooms, essentially doubling your living space. Step outside to discover your own private retreat â€” a beautifully landscaped yard with mature trees, perfect for entertaining around the firepit or simply unwinding after a long day. The stunning yard extends to the green space behind the home and you can enjoy the double detached garage. Nestled in peaceful Westmount yet close to everything you need, this home incredible value.

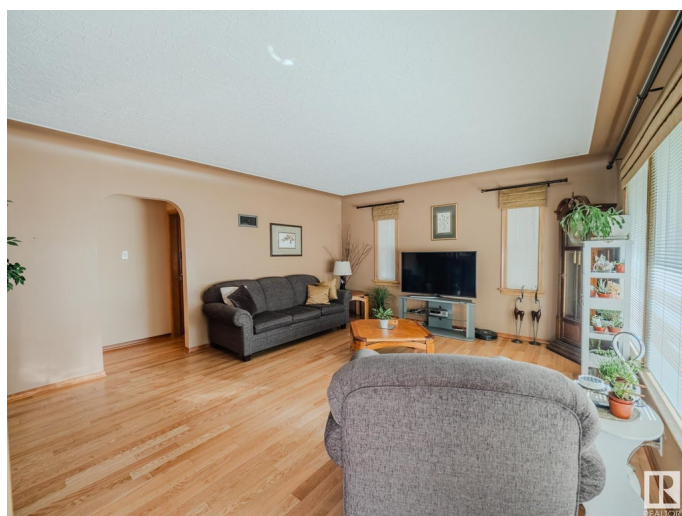
Built in 1953

### Essential Information

MLS® # E4448097

Price \$609,900

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	1,098
Acres	0.00
Year Built	1953
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

### Community Information

Address	10823 122 Street
Area	Edmonton
Subdivision	Westmount
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5M 0A5

### Amenities

Amenities	Air Conditioner
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed July 16th, 2025

Days on Market 2

Zoning Zone 07

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