

## \$499,000 - 255 Humberstone Road, Edmonton

MLS® #E4448067

**\$499,000**

5 Bedroom, 2.50 Bathroom, 1,209 sqft

Single Family on 0.00 Acres

Overlanders, Edmonton, AB

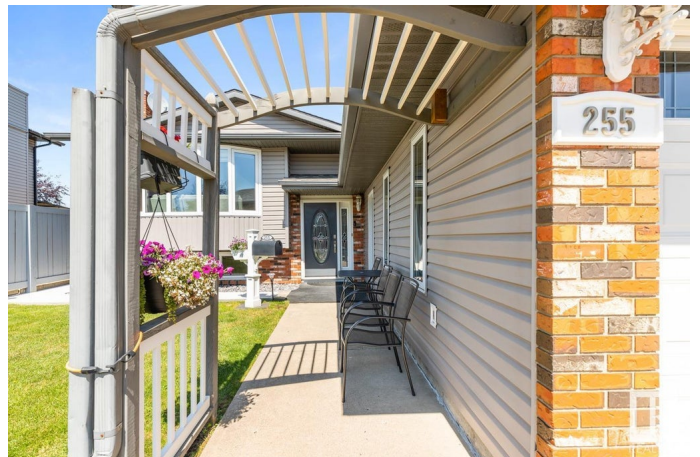
Welcome to this impeccably maintained, 5 bedroom, fully renovated bi-level in the beautiful neighbourhood of Overlanders! The bright spacious kitchen with ample counter space and sizeable dining area is ideal for entertaining. The large living room with new hardwood floors and tons of natural light streaming in from a south facing bay window offers a great space for guests. There are 3 generous sized bedrooms including a king size primary with walk-in closet and 2pc ensuite. The new 4pc bath completes this level. The lower level has a conveniently located laundry area, large rec room & 2 more bedrooms! The new 3pc bath completes it. Outside is a massive fully fenced private backyard with patio ideal for the kids & enjoying those long summer nights. Recent upgrades include bathrooms, front sidewalk, back patio, fence, new carpet, all new light fixtures, hardwood, central vac, fridge & stove. Most of the furniture is included! Great for young families! Close to many schools, parks & amenities. Just move in!

Built in 1979

### Essential Information

MLS® # E4448067

Price \$499,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,209                  |
| Acres          | 0.00                   |
| Year Built     | 1979                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 255 Humberstone Road |
| Area        | Edmonton             |
| Subdivision | Overlanders          |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5A 4C5              |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                         |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, See Remarks |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                |
| Stories           | 2                                                                                                                                                                                                        |
| Has Basement      | Yes                                                                                                                                                                                                      |
| Basement          | Full, Finished                                                                                                                                                                                           |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Brick, Vinyl |
| Exterior Features | See Remarks        |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick, Vinyl |
| Foundation   | Slab               |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 39              |
| Zoning         | Zone 35         |

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 August 23rd, 2025 at 10:02pm MDT