

\$380,000 - 11724 10 Avenue, Edmonton

MLS® #E4456029

\$380,000

3 Bedroom, 1.50 Bathroom, 1,456 sqft
Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Fall in love with this 1,456 sq. ft. half-duplex in the heart of Rutherford! With a brand-new roof and wonderful neighbours, this home shines with pride of ownership. The bright open layout is perfect for modern living, featuring a cozy gas fireplace, stylish new countertops, and a huge kitchen island. Step out to your sunny deck and fully fenced backyard—an ideal retreat for summer BBQs or quiet evenings. Upstairs, the generous primary suite offers a walk-through closet with direct bath access - recently updated, plus a versatile bonus room for family movie nights, a home office, or play space. Large south-facing windows fill the home with natural light, and the unfinished basement is ready for your dream design. Surrounded by schools, parks, and everyday amenities, this home blends comfort, convenience, and community—don’t miss your chance to make it yours!

Built in 2006

Essential Information

MLS® #	E4456029
Price	\$380,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1



Square Footage	1,456
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	11724 10 Avenue
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0B7

Amenities

Amenities	Front Porch, No Smoking Home
Parking Spaces	2
Parking	Single Garage Attached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Johnny Bright School
Middle	Johnny Bright School
High	Father Michael McCaffery

Additional Information

Date Listed	September 4th, 2025
Days on Market	10
Zoning	Zone 55

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