

\$579,500 - 8507 56 Street, Edmonton

MLS® #E4461031

\$579,500

3 Bedroom, 3.00 Bathroom, 1,829 sqft

Single Family on 0.00 Acres

Kenilworth, Edmonton, AB

RARE CHANCE to OWN a multi-level BRICK in one of Edmonton's most desired neighborhoods. Welcome, to this incredibly unique, well maintained & fully finished FORMER SHOWHOME in Kenilworth! Upon pulling up, you'll notice the front drive access with covered carport & room to park 3 vehicles. The main floor offers a large living area w/ cozy wood-burning fireplace, ample natural light & attractive appointments. There is also a spacious dining area & large upgraded kitchen w/ gas stove! At the back, you'll find a beautiful family room w/ GLEAMING refinished hardwood & direct access to the rear deck. The spacious primary includes a 2-pc ensuite (rare for Kenilworth!), with ample room to add a shower if desired. Upstairs are 2 more large bedrooms & a spacious 4-pc bath. Downstairs contains another family room, bedroom & 3-pc bath. The basement could accommodate a suite if desired. Out back is more parking, a garage & large shed. UPGRADES INCLUDE: GARAGE ROOF, FURNACE & HWT (2015) & MOST WINDOWS! Don't miss out!

Built in 1966

Essential Information

MLS® # E4461031

Price \$579,500



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,829
Acres	0.00
Year Built	1966
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

Community Information

Address	8507 56 Street
Area	Edmonton
Subdivision	Kenilworth
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6B 1H8

Amenities

Amenities	Off Street Parking, Deck, Open Beam
Parking	Front Drive Access, Parking Pad Cement/Paved, Single Carport, Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
----------	--------------------

Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Private Setting, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	St. Brendan / Waverly
Middle	St. Brendan / Kenilworth
High	AOB / McNally

Additional Information

Date Listed	October 6th, 2025
Days on Market	7
Zoning	Zone 18

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 October 13th, 2025 at 11:47am MDT