

Courtesy Of Juliana M Salvador Of 2% Realty Pro

# \$935,000 - 12436 Lansdowne Drive, Edmonton

MLS® #E4459915

**\$935,000**

5 Bedroom, 3.50 Bathroom, 2,067 sqft  
Single Family on 0.00 Acres

Lansdowne, Edmonton, AB

Solar-powered and fully renovated, perfectly positioned in one of Edmonton's most desirable communities with Whitemud Ravine views right outside your front door. Paid-in-full solar panels efficiently run the heat pump and central A/C, plus a backup furnace, keeping comfort cost-effective year-round. Inside, modern updates blend with timeless style. The bright kitchen offers white cabinetry, quartz countertops, stainless steel appliances, and a large peninsula with seating, opening to the dining area. A wood-burning fireplace anchors the living room, while the family room leads to a private, fully fenced spacious backyard with deck and mature trees. Upstairs is a rare find with 4 generous sized bedrooms, including a primary suite and full ensuite. The finished basement adds a large rec room, bedroom, full bath, and storage. Additional features include main floor laundry, Hardie board exterior, new upstairs carpet, alley access with potential for a garden suite.

Built in 1966

## Essential Information

MLS® #	E4459915
Price	\$935,000
Bedrooms	5
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	2,067
Acres	0.00
Year Built	1966
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	12436 Lansdowne Drive
Area	Edmonton
Subdivision	Lansdowne
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 4L5

### **Amenities**

Amenities	On Street Parking, Air Conditioner, Gazebo, Vinyl Windows, See Remarks, Solar Equipment
Parking	Double Garage Attached, Over Sized

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Stove-Electric, Vacuum Systems, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Heat Pump, Natural Gas, Solar
Fireplace	Yes
Fireplaces	Insert, Stone Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Hardie Board Siding
Exterior Features	Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped,

	Playground Nearby, River Valley View, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Hardie Board Siding
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	September 27th, 2025
Days on Market	25
Zoning	Zone 15

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Listing information last updated on October 22nd, 2025 at 9:47am MDT