

## \$549,900 - 1921 119a Street, Edmonton

MLS® #E4458484

### \$549,900

3 Bedroom, 2.50 Bathroom, 1,968 sqft  
Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Well-kept 1,378 square foot two-storey residence by Pacesetter in the sought-after Rutherford community. The main level features an open layout, a living room with a large window and a fireplace. The dining area enjoys a south-facing window that fills the space with daylight, and the kitchen offers corner windows above the sink. A convenient main-level laundry adds practicality. Three tall windows brighten the interior. The upper level holds three bedrooms, including a primary suite with a four-piece ensuite, plus two additional roomy bedrooms for family or guests. A true double car garage accommodates two cars and helps in extra storage. Within easy walking distance are Johnny Bright Public School (K-9) and Monsignor Fee Otterman Catholic School (K-9). There is a running business in the basement. Quick access to Anthony Henday Drive and Calgary Trail, plus nearby shopping.

Built in 2006

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4458484  |
| Price      | \$549,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 1,968                  |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1921 119a Street      |
| Area        | Edmonton              |
| Subdivision | Rutherford (Edmonton) |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6W 0E2               |

### Amenities

|           |                                                                           |
|-----------|---------------------------------------------------------------------------|
| Amenities | On Street Parking, Air Conditioner, Deck, No Animal Home, No Smoking Home |
| Parking   | Double Garage Detached, Front/Rear Drive Access                           |

### Interior

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                             |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                    |
| Stories           | 3                                                                                                            |
| Has Basement      | Yes                                                                                                          |
| Basement          | Full, Finished                                                                                               |

### Exterior

|                   |                                                                        |
|-------------------|------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                            |
| Exterior Features | Back Lane, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                       |
| Construction      | Wood, Vinyl                                                            |
| Foundation        | Concrete Perimeter                                                     |

**Additional Information**

Date Listed               September 18th, 2025  
Days on Market       28  
Zoning                    Zone 55

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