

\$399,900 - 13311 Dovercourt Avenue, Edmonton

MLS® #E4464995

\$399,900

4 Bedroom, 1.50 Bathroom, 959 sqft

Single Family on 0.00 Acres

Dovercourt, Edmonton, AB

Beautifully updated and move-in ready, this 4 bedroom 1.5 bath bungalow in Dovercourt blends classic charm with modern comfort. Fresh paint and new flooring create bright welcoming spaces throughout. The main floor offers a spacious living room with picture window, an updated kitchen with stainless steel appliances and rich wood cabinetry, and 3 comfortable bedrooms with a full bath. The finished basement extends your living area with a cozy fireplace, guest bedroom, half bath and plenty of storage. Outside, enjoy a large fenced yard with mature trees, deck and firepit, perfect for relaxing or entertaining. A single detached garage adds convenience, while recent updates including bathrooms, carpet, baseboards and flooring add peace of mind. Situated in a mature central neighbourhood close to schools, parks and transit, this Dovercourt home offers space, comfort and value for families, first-time buyers or investors.

Built in 1955

Essential Information

MLS® #	E4464995
Price	\$399,900
Bedrooms	4
Bathrooms	1.50



Full Baths	1
Half Baths	1
Square Footage	959
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	13311 Dovercourt Avenue
Area	Edmonton
Subdivision	Dovercourt
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 4E3

Amenities

Amenities	Off Street Parking, Fire Pit, No Animal Home, No Smoking Home
Parking	Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Glass Door
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Cross Fenced, Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco

Foundation Concrete Perimeter

School Information

Elementary Dovercourt School
Middle Westmount School
High Ross Sheppard School

Additional Information

Date Listed November 6th, 2025
Days on Market 12
Zoning Zone 04

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 November 18th, 2025 at 2:32pm MST