

Courtesy Of Aidan Woodfine Of Sweetly

\$800,000 - 1 9145 78 Avenue, Edmonton

MLS® #E4427709

\$800,000

4 Bedroom, 3.50 Bathroom, 1,766 sqft
Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

Incredible opportunity to own in King Edward Park, brand new 4-bed 3.5-bath two-storey with steel frame construction home backing onto Mill Creek Ravine! Over 1,766 sq. ft. of living space with a Hi-Velocity heating system with central A/C, main level features spacious foyer, sunny south-facing kitchen and north facing living and dining area. Kitchen has pantry closet, new high-end KitchenAid appliances including LG wash tower, and high end plumbing fixtures and Lutron lighting. Convenient access to fully fenced back yard with a heated double car detached garage. Upper level offers three bedrooms, including primary suite with walk-in closet and 5-pc ensuite bath, plus shared 5-pc bath. Basement is fully finished with rec room, full bath and additional bedroom. Beautifully landscaped property with low maintenance foliage in a gorgeous tree-lined, mature neighbourhood in one of Edmonton's most sought-after communities!

Built in 2024

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4427709 |
| Price | \$800,000 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |



| | |
|----------------|---------------|
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,766 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 1 9145 78 Avenue |
| Area | Edmonton |
| Subdivision | King Edward Park |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6C 0N9 |

Amenities

| | |
|----------------|--------------------------------|
| Amenities | Air Conditioner, Deck |
| Parking Spaces | 4 |
| Parking | Double Garage Detached, Heated |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Garage Opener, Hood Fan, Refrigerator, Stove-Electric |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Stucco |
| Exterior Features | Back Lane, Fenced, Park/Reserve, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Stucco |

Foundation Concrete Perimeter

School Information

Elementary Donnan School

Middle Kenilworth School

High McNally School

Additional Information

Date Listed March 27th, 2025

Days on Market 8

Zoning Zone 17

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Listing information last updated on April 4th, 2025 at 8:47pm MDT