

\$525,000 - 9937 88 Avenue, Edmonton

MLS® #E4418208

\$525,000

3 Bedroom, 2.50 Bathroom, 1,245 sqft
Single Family on 0.00 Acres

Strathcona, Edmonton, AB

Full renovated house in amazing Community of Strathcona! This 1244 sq ft 2 story Gem just full of Character and Charm. Located on a quiet Tree Lined Street just steps from the Beautiful River Valley, Easy commute to U of A, Downtown, Whyte Ave and so much more! 3 Bedrooms plus a Den, 2.5 baths, Updated Furnace and HWT (2012), Shingles on House and Double Detached Garage (2016) Added Insulation in Attic and Walls. City has completed all new Sidewalks, Walkways and are finishing up Roadways in the area!. Whole house renovation was done in 2022. PRIME LOCATION situated near major transit routes, school, parks and retail hotspots, this property is minutes from downtown and University of Alberta. House will be sold as is where is. Don't miss out on this rare opportunity in a neighbourhood on the rise.

Built in 1919

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4418208 |
| Price | \$525,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,245 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 1919 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 1 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 9937 88 Avenue |
| Area | Edmonton |
| Subdivision | Strathcona |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6E 2R4 |

Amenities

| | |
|-----------|--|
| Amenities | Low Flw/Dual Flush Toilet, Vinyl Windows |
| Parking | Double Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

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

Additional Information

| | |
|----------------|--------------------|
| Date Listed | January 16th, 2025 |
| Days on Market | 57 |

Zoning

Zone 15

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