# \$699,900 - 10454 78 Avenue, Edmonton

MLS® #E4425802

## \$699,900

7 Bedroom, 2.00 Bathroom, 1,369 sqft Single Family on 0.00 Acres

Queen Alexandra, Edmonton, AB

Attention investors, builders and developers! SOLID 3+3 bedrooms, 2 full baths raised bungalow home on a lovely 49.2'X131.8' RM h16 (RA7) lot! Main floor has laminate flooring, a large living room, a good sized kitchen, 3 large bedrooms and a 4pc main bath. Bright basement has a second kitchen, 3 more bedrooms and a 3 pc bath. Two furnaces and Two electric meters. Oversized double detached garage in a decent condition. Centrally located steps from Old Strathcona, Whyte Avenue, Calgary trail, public transportation, restaurants and shopping. Great holding property for future development.



Built in 1957

## **Essential Information**

MLS® # E4425802 Price \$699,900

Bedrooms 7
Bathrooms 2.00

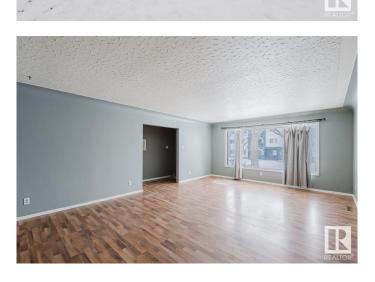
Full Baths 2

Square Footage 1,369 Acres 0.00 Year Built 1957

Type Single Family

Sub-Type Detached Single Family

Style Raised Bungalow



Status Active

# **Community Information**

Address 10454 78 Avenue

Area Edmonton

Subdivision Queen Alexandra

City Edmonton
County ALBERTA

Province AB

Postal Code T6E 1P2

## **Amenities**

Amenities See Remarks

Parking Double Garage Detached, Over Sized

Interior

Appliances Dryer, Washer, Refrigerators-Two, Stoves-Two

Heating Forced Air-2, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Finished

## **Exterior**

Exterior Wood, Vinyl

Exterior Features Back Lane, Fenced, Flat Site, Public Transportation, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### Additional Information

Date Listed March 14th, 2025

Days on Market 23

Zoning Zone 15

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 April 6th, 2025 at 1:32am MDT