

## \$575,000 - 9264 77 Street, Edmonton

MLS® #E4428783

**\$575,000**

4 Bedroom, 2.00 Bathroom, 1,083 sqft  
Single Family on 0.00 Acres

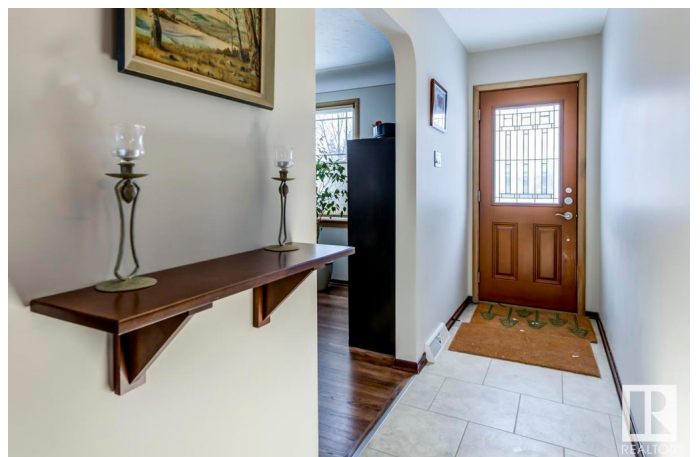
Holyrood, Edmonton, AB

This stunning home has been meticulously cared for by its current owner for 16 years, and it's bursting with upgrades. From features you can easily appreciate, like the Pella double-hung windows, bottom up blinds, and modern bathrooms with heated floors to the behind-the-scenes upgrades that make a big difference, such as new wiring, plumbing, and furnace. Step into the chef-inspired kitchen, where you'll find high-end Bosch/Fisher-Paykel appliances, an induction stove, granite counters, and cabinetry with clever touches like an appliance garage. The basement is a whole other level of fun! You'll love the spacious rec room, with a cozy gas stove fireplace and a wet bar. The basement bedroom is bright and airy, with a large window that brings in natural light and provides egress. Sitting on a massive 740sqm lot, this home is tucked away on a quiet street in Holyrood, just steps from a tranquil, tree-filled park and walkable to LRT. Don't miss your chance to own this beautiful home!

Built in 1954

### Essential Information

MLS® #	E4428783
Price	\$575,000
Bedrooms	4



Bathrooms	2.00
Full Baths	2
Square Footage	1,083
Acres	0.00
Year Built	1954
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	9264 77 Street
Area	Edmonton
Subdivision	Holyrood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 2M1

### **Amenities**

Amenities	Deck, No Smoking Home, Vinyl Windows
Parking	Single Carport, Single Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Oven-Microwave, Refrigerator, Washer, Window Coverings, Stove-Induction
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Paved Lane
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            April 3rd, 2025

Days on Market      2

Zoning                 Zone 18

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 4th, 2025 at 11:17pm MDT