

\$424,900 - 9937 88 Avenue, Edmonton

MLS® #E4430575

\$424,900

3 Bedroom, 1.50 Bathroom, 1,245 sqft

Single Family on 0.00 Acres

Strathcona, Edmonton, AB

****HOUSE SOLD AS IS**** Completely renovated and full of charm, home is located in the highly desirable Strathcona community. Nestled on a quiet, tree-lined street just steps from the picturesque River Valley, this property offers unmatched access to the University of Alberta, Downtown, Whyte Avenue, and more. The home features 3 spacious bedrooms plus a den, 2.5 bathrooms, and numerous upgrades including a new furnace and hot water tank (2012), new shingles on both the home and double detached garage (2016), and enhanced insulation in both the attic and walls. A full interior and exterior renovation was completed in 2022, ensuring modern comfort while preserving classic character. The City has also upgraded the neighborhood with brand-new sidewalks, walkways, and is nearing completion on road improvements. Situated in a prime location near major transit routes, schools, parks, and top retail destinations, this property offers the perfect blend of convenience and lifestyle.

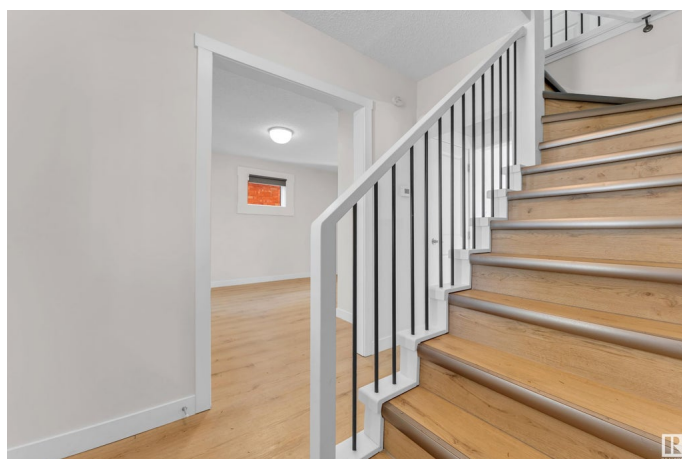
Built in 1919

Essential Information

MLS® # E4430575

Price \$424,900

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 1.50 |
| Full Baths | 1 |
| 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 | Carbon Monoxide Detectors, Detectors Smoke |
| Parking | Double Garage Detached |

Interior

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

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed April 11th, 2025
Days on Market 9
Zoning Zone 15

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