

## \$919,900 - 10717 76 Avenue, Edmonton

MLS® #E4436533

**\$919,900**

5 Bedroom, 5.00 Bathroom, 2,137 sqft

Single Family on 0.00 Acres

Queen Alexandra, Edmonton, AB

Amazing find!! Investors and Home owners who want a great ROI!! Potentially 8 bed beautiful home. Top floor has 3 beds with 3 ensuites and laundry room. Main floor has potentially 2 more beds, 2- 2pc baths, kitchen, dining room and livingroom. Basement contains a legal suite with own entrance, 3 beds, a bath, kitchen, laundry and living area. 2 decks off the upper floor and 2 decks off the main floor. The backyard comes with a 2 car garage with additional parking on the pad. All this and located in the desirable location close to UofA, UofA hospital, Whyte Ave, amazing schools and transportation!! Don't delay!

Built in 2015

### Essential Information

MLS® #	E4436533
Price	\$919,900
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	2,137
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey



Status	Active
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## Community Information

Address	10717 76 Avenue
Area	Edmonton
Subdivision	Queen Alexandra
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 1L8

## Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, Front Porch
Parking	Double Garage Detached, Parking Pad Cement/Paved

## Interior

Interior Features	ensuite bathroom
Appliances	Microwave Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Flat Site, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	May 15th, 2025
Days on Market	77
Zoning	Zone 15

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Listing information last updated on July 31st, 2025 at 7:47pm MDT