\$739,900 - 7926 84 Avenue, Edmonton

MLS® #E4447380

\$739,900

4 Bedroom, 3.50 Bathroom, 1,951 sqft Single Family on 0.00 Acres

Idylwylde, Edmonton, AB

The BEST of BOTH WORLDS! Stunning two an a half Storey with a beautiful rooftop terrace & a legal basement suite for supplemental rental incomei in quiet, mature Idylwylde neighbourhood. A stone throw away from the Bonnie Doon LRT Station. Separate entrance to the basement suite with cozy living room, a large bedroom, kitchen, full bath & laundry. Main floor boasts an inviting foyer. Spacious living room with a large picturesque window, 2 side windows & a gorgeous feature wall fireplace. Gourmet kitchen has ample high quality cabinets, huge island, quartz countertops & elegant tile backsplash. Bright & cheery dining area. Powder room. Big window by the plexiglass walled stairwell to the upper levels. Sun drenched master bedroom has a lavish 5pc ensuite & bright walk-in closet w/ built-ins. 2 more bedrooms, main bath & laundry. Huge loft above is ideal for an office with door onto the expansive 13x17 private rooftop terrace. Close to all amenities such as shopping, transportation, downtown & river valley.

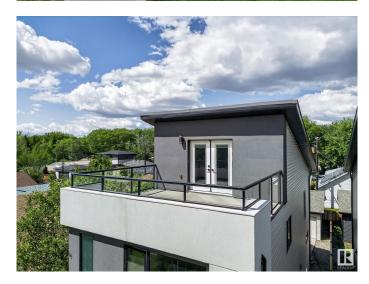
Built in 2019

Essential Information

MLS® # E4447380 Price \$739,900







4 **Bedrooms**

3.50 Bathrooms

Full Baths 3

Half Baths 1

Square Footage 1,951

Acres 0.00

Year Built 2019

Type Single Family

Sub-Type **Detached Single Family**

Style 2 and Half Storey

Status Active

Community Information

7926 84 Avenue Address

Area Edmonton Subdivision Idylwylde City Edmonton **ALBERTA** County

Province AB

Postal Code T6C 1C5

Amenities

Amenities Ceiling 9 ft., Deck

Parking Double Garage Detached

Interior

Interior Features ensuite bathroom

Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, **Appliances**

Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric,

Washer

Heating Forced Air-2, Natural Gas

Fireplace Yes

Tile Surround, See Remarks Fireplaces

Stories 3 Has Suite Yes Yes

Has Basement

Basement Full, Finished

Exterior

Exterior Wood, Stucco, Vinyl

Exterior Features Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stucco, Vinyl Foundation Concrete Perimeter

Additional Information

Date Listed July 11th, 2025

Days on Market 1

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 July 12th, 2025 at 3:47am MDT