

\$409,900 - 8712 89 Avenue, Edmonton

MLS® #E4463393

\$409,900

5 Bedroom, 1.50 Bathroom, 1,025 sqft

Single Family on 0.00 Acres

Bonnie Doon, Edmonton, AB

Discover timeless charm and opportunity in the heart of Bonnie Doon. This original raised bungalow offers 1,024 sq. ft. of character and warmth, featuring beautiful hardwood floors throughout the main level. With three bedrooms up, two down, and two full baths, there's plenty of space for family, guests, or future development ideas. The generous 46.2' x 113.7' lot offers excellent potential for renovation, expansion, or a new build. A double detached garage provides convenience and extra storage. Built in 1954, this home captures the essence of mid-century design while offering endless possibilities for the next owner. Nestled in a highly desirable neighbourhood close to schools, parks, shops, and transit, this property is a rare find — whether you're looking to restore, rent, or reimagine.

Built in 1954

Essential Information

MLS® #	E4463393
Price	\$409,900
Bedrooms	5
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,025



Acres	0.00
Year Built	1954
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

Community Information

Address	8712 89 Avenue
Area	Edmonton
Subdivision	Bonnie Doon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 1N7

Amenities

Amenities	See Remarks
Parking	Double Garage Detached

Interior

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

Exterior

Exterior	Wood, Stucco
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 24th, 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 October 25th, 2025 at 11:32pm MDT