# \$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.

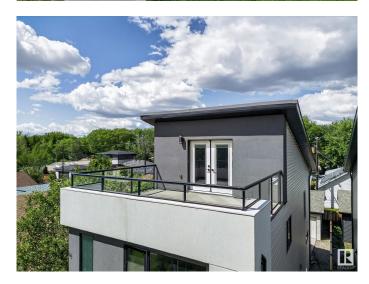
Built in 2019

#### **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 12

Zoning Zone 18

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Listing information last updated on July 23rd, 2025 at 8:17pm MDT