

\$584,500 - 7404 81 Avenue, Edmonton

MLS® #E4450875

\$584,500

5 Bedroom, 3.50 Bathroom, 1,623 sqft

Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

Welcome to this thoughtfully laid-out 1/2 duplex offering 3 spacious bedrooms and 2.5 bathrooms. With an additional fully equipped 2-bedroom legal basement suite. The main floor greets you with a bright open-concept living and dining area is anchored by a modern gas fireplace, creating a cozy atmosphere for relaxing or entertaining. The kitchen features sleek quartz countertops throughout, ample cabinetry, a walk-in pantry, and quality finishes that elevate the space. Upstairs, the spacious primary suite offers a large walk-in closet and a private ensuite. Two additional bedrooms, a full bath, and convenient upstairs laundry complete the upper level. Downstairs, the 2-bedroom legal suite has a separate exterior entrance, its own in-suite laundry, and generous storage—fully self-contained and move-in ready for tenants or extended family. Outside, enjoy a double garage, well kept spacious, private yard, and m

Built in 2014

Essential Information

MLS® #	E4450875
Price	\$584,500
Bedrooms	5
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	1,623
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	7404 81 Avenue
Area	Edmonton
Subdivision	King Edward Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6B 0E2

Amenities

Amenities	Off Street Parking, Closet Organizers, Front Porch, No Animal Home, No Smoking Home, Vinyl Windows
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Microwave Hood Fan-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Public Transportation, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 30th, 2025
Days on Market	26
Zoning	Zone 17

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 August 25th, 2025 at 6:02am MDT