

## \$845,000 - 10218 73 Street, Edmonton

MLS® #E4454379

**\$845,000**

4 Bedroom, 3.00 Bathroom, 1,336 sqft

Single Family on 0.00 Acres

Terrace Heights (Edmonton), Edmonton, AB

**DESIGN-DRIVEN LUXURY IN TERRACE HEIGHTS** Meticulously redesigned and crafted, this 3+1 bed, 3 bath, 4-level split offers over 2,600 sqft of finished space and 2 double garages on a quiet street just steps to the river valley. Every element has been thoughtfully upgraded, from the chef's kitchen with Sub-Zero fridge, gas range & Miele dishwasher to the custom stone countertops, custom iron railings, high-end flooring over new subfloor, and a seamless open flow. Upstairs has the spacious primary bedroom, deluxe ensuite with rain shower and body jets, plus two more bedrooms. Midmod 3rd level family room and huge bedroom. The lower level includes a theatre room, gym, craft room and 3pc bath. Updated zoned furnace, A/C, HRV, insulation, new windows, and a commercial-grade security system. Outside, enjoy cedar decks, 25m of poured exposed aggregate, and both double attached and detached heated garages with epoxy floors. A design-forward home in an established community near schools, parks, cafés, and trails.

Built in 1979

### Essential Information

MLS® # E4454379

Price \$845,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,336                  |
| Acres          | 0.00                   |
| Year Built     | 1979                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 10218 73 Street            |
| Area        | Edmonton                   |
| Subdivision | Terrace Heights (Edmonton) |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6A 2X1                    |

### Amenities

|                |                                                                                                   |
|----------------|---------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Deck, Insulation-Upgraded, No Animal Home, No Smoking Home, Patio, Vinyl Windows |
| Parking Spaces | 6                                                                                                 |
| Parking        | Double Garage Attached, Double Garage Detached                                                    |

### Interior

|                   |                                                                                                                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                              |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Vacuum Systems, Washer, Water Softener, Window Coverings, Wine/Beverage Cooler, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                                     |
| Fireplace         | Yes                                                                                                                                                                                                                                           |
| Fireplaces        | Brick Facing                                                                                                                                                                                                                                  |
| Stories           | 4                                                                                                                                                                                                                                             |
| Has Basement      | Yes                                                                                                                                                                                                                                           |
| Basement          | Full, Finished                                                                                                                                                                                                                                |

### Exterior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                         |
| Exterior Features | Fenced, Landscaped, Private Setting, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                     |
| Construction      | Wood, Stucco                                                                         |
| Foundation        | Concrete Perimeter                                                                   |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 22nd, 2025 |
| Days on Market | 2                 |
| Zoning         | Zone 19           |

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Listing information last updated on August 24th, 2025 at 6:17pm MDT