

## \$540,000 - 9110 77 Avenue, Edmonton

MLS® #E4446986

**\$540,000**

4 Bedroom, 3.00 Bathroom, 1,157 sqft

Single Family on 0.00 Acres

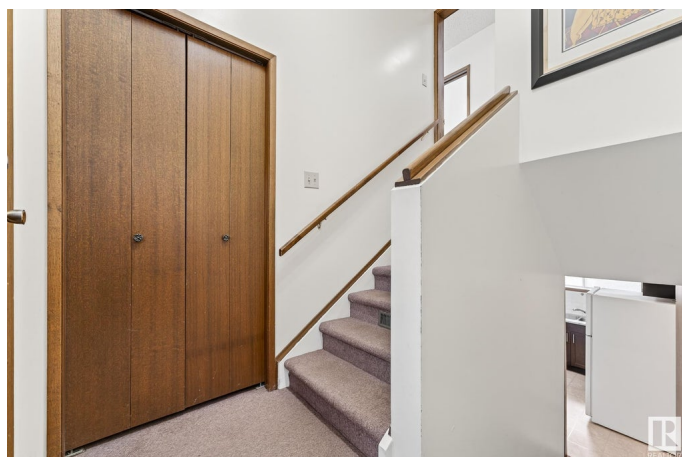
King Edward Park, Edmonton, AB

Steps from the Mill Creek Ravine! This charming bungalow in the heart of King Edward Park offers the perfect blend of character and function. The main floor welcomes you with a spacious, sun-filled living and dining area that opens to a cozy front porch—ideal for morning coffee or evening chats. The updated kitchen features plenty of storage and counter space, while newer flooring adds a fresh feel throughout. Two generous bedrooms, including a primary with its own 3-piece ensuite, and a stylish 4-piece main bath complete the level. Downstairs, you’ll find a 2-bedroom suite with its own renovated kitchen, large rec/dining space, and a modern 4-piece bath—perfect for extended family or rental income. Shared laundry, a newer double garage, and an unbeatable walkable location near trails, shops, and transit make this a standout property.

Built in 1979

### Essential Information

MLS® #	E4446986
Price	\$540,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,157



Acres	0.00
Year Built	1979
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	9110 77 Avenue
Area	Edmonton
Subdivision	King Edward Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 0M2

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Garage Opener, Hood Fan, Washer, Refrigerators-Two, Stoves-Two, Dishwasher-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

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

### Additional Information

Date Listed	July 10th, 2025
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Days on Market 3

Zoning Zone 17

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Listing information last updated on July 13th, 2025 at 7:02am MDT