

\$500,000 - 8524 174 St. Street, Edmonton

MLS® #E4462086

\$500,000

6 Bedroom, 4.00 Bathroom, 1,261 sqft

Single Family on 0.00 Acres

Thornccliffe (Edmonton), Edmonton, AB

Investor's Dream or Airbnb Gem! This 6-bedroom, 4-bath bi-level on a massive 1,030 m² pie lot with double attached garage. Features a bright living room with a fireplace, modern kitchen with granite countertops, and dining area to deck and large backyard. Main floor includes primary ensuite, 2 bedrooms & full bath. Finished basement with second kitchen, 3 bedrooms & 2 baths—ideal for Airbnb, rental, or extended family. Upgrades: newer shingles, windows, flooring, A/C, HWT & paint. Walk to WEM, close to schools, transit, Henday & Whitemud. Excellent income potential for investors or first-time buyers!



Built in 1976

Essential Information

MLS® #	E4462086
Price	\$500,000
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	1,261
Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level

Status Active

Community Information

Address 8524 174 St. Street
Area Edmonton
Subdivision Thorncliffe (Edmonton)
City Edmonton
County ALBERTA
Province AB
Postal Code T5T 2B9

Amenities

Amenities Air Conditioner, Deck, No An
Parking Double Garage Attached

Interior

Interior Features ensuite bathroom
Appliances Air Conditioning-Central,
Garage Opener, Hood Fan, Washer, Window Coverings,
Refrigerators-Two, Stoves-Tv
Heating Forced Air-1, Natural Gas
Fireplace Yes
Fireplaces Brick Facing
Stories 2
Has Basement Yes
Basement Full, Finished

Exterior

Exterior Wood, Brick
Exterior Features Fenced, Schools, Shopping M
Roof Asphalt Shingles
Construction Wood, Brick
Foundation Concrete Perimeter

Additional Information

Date Listed October 14th, 2025
Days on Market 19
Zoning Zone 20



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 November 2nd, 2025 at 6:02am MST