

\$499,000 - 9513 81 Street, Edmonton

MLS® #E4444668

\$499,000

4 Bedroom, 2.00 Bathroom, 1,204 sqft

Single Family on 0.00 Acres

Holyrood, Edmonton, AB

Charming 1,200 sq.ft fully finished bungalow in the heart of Holyrood! Situated on a large west facing 607 sq.m lot neighbouring the alley with a field just down the road, this home is full of character with big ticket upgrades throughout. The main floor features elegant hardwood floors, 3 bedrooms, a beautifully renovated 4 pc bath, & a bright living space flooded w natural light overlooking the the beautifully maintained front yard – a gardener’s dream w flower beds & lush landscaping. The kitchen is spacious and offers stainless steel appliances. As you make your way downstairs you will find a spacious & welcoming floor plan, complete w a large rec room, big windows, a generous bedroom, & 3 pc bath – perfect for guests or extended family with a separate entrance. Upgrades include some windows, furnace, electrical panel, roof, gutters, washer/dryer & eaves on the house. An ideal location close to parks, transit, downtown, & the river valley. Move in and Enjoy or buy and hold for future development!

Built in 1955

Essential Information

MLS® # E4444668

Price \$499,000

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	1,204
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	9513 81 Street
Area	Edmonton
Subdivision	Holyrood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 2W4

Amenities

Amenities	See Remarks
Parking	Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Avonmore/Holyrood
Middle	Kenilworth
High	McNally

Additional Information

Date Listed	June 27th, 2025
Days on Market	8
Zoning	Zone 18

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