

## \$963,800 - 10934 77 Avenue, Edmonton

MLS® #E4432540

**\$963,800**

6 Bedroom, 4.00 Bathroom, 1,640 sqft

Single Family on 0.00 Acres

McKernan, Edmonton, AB

The perfect location for Physicians, Faculty & other Professionals - on a quiet tree-lined street, yet within walking distance of the University Hospital and UofA Campus. Modern Infill Bungalows are very rare, and this home offers incredible versatility in one of Edmonton's most sought-after neighborhoods. The thoughtfully designed floor plan features 3 spacious bedrooms upstairs and 3 bedrooms downstairs, along with 4 full bathrooms. The heart of the home is a generous island kitchen, perfect for cooking & gathering. Large windows & 9 Ft ceilings on both levels allow an abundance of natural light. The main level features hardwood floors, AC & a gas fireplace. Oversized 24.5' x 24.5' heated garage, covered private patio, and fully fenced yard. The legal 3-bedroom basement suite has its own separate entrance and includes a unique layout that allows the primary bedroom with ensuite to be separated from the rest of the suite offering the flexibility to rent it as a 1, 2, or 3 bedrooms. Quality + Location!

Built in 2010

### Essential Information

MLS® # E4432540

Price \$963,800



Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	1,640
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	10934 77 Avenue
Area	Edmonton
Subdivision	McKernan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0L3

### Amenities

Amenities	Off Street Parking, On Street Parking, Air Conditioner, No Smoking Home, Skylight, Vinyl Windows, Infill Property, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Dryer-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two, Garage Heater
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Stucco, Vinyl
Exterior Features	Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Garneau
Middle	McKernan
High	Strathcona

### **Additional Information**

Date Listed	April 24th, 2025
Days on Market	7
Zoning	Zone 15

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Listing information last updated on May 1st, 2025 at 12:32am MDT