

# \$399,500 - 9811 75 Street, Edmonton

MLS® #E4455995

**\$399,500**

5 Bedroom, 2.50 Bathroom, 1,193 sqft  
Single Family on 0.00 Acres

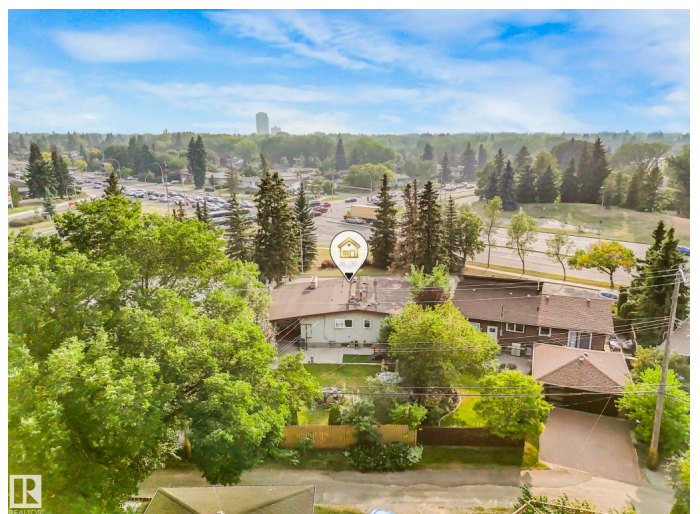
Terrace Heights (Edmonton), Edmonton, AB

ATTENTION RENOVATORS or INFILL-BUILDERS!!....Here is an EXTRA LARGE Bungalow situated on a LARGE LOT with a frontage of 75' wide! The property faces a green island, which sets it back from the traffic of 75 Street. The fully fenced yard is spectacular, with mature fruit trees, and so much room for all your family & pet needs. The interior of the home needs improvement, but it has loads of potential with a great layout, a covered rear porch, and an oversized single attached garage. Rear alley access also allows for future garage potential.. Structurally, the foundation looks good, and the home has no history of water penetration. There are some recent updates that you can improve on, or start from scratch and make your dream home! Great Quiet Family Neighborhood with quick commuting routes to the River Valley and Downtown. Great lot and location, at a great price, just 5 minutes to the new LRT south line.

Built in 1960

## Essential Information

MLS® #	E4455995
Price	\$399,500
Bedrooms	5
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,193
Acres	0.00
Year Built	1960
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	9811 75 Street
Area	Edmonton
Subdivision	Terrace Heights (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 2Y8

### **Amenities**

Amenities	Vinyl Windows, See Remarks
Parking	Single Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Public Transportation, Schools, Shopping Nearby, Subdividable Lot
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed September 3rd, 2025

Days on Market 12

Zoning Zone 19

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Listing information last updated on September 15th, 2025 at 7:17am MDT