

## **\$529,900 - 7739 7a Avenue, Edmonton**

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MLS® #E4440475

**\$529,900**

5 Bedroom, 3.00 Bathroom, 1,419 sqft

Single Family on 0.00 Acres

Ellerslie, Edmonton, AB

Welcome to ELLERSLIE! Fall in love with this 5 bed 3 bath upgraded bi-level that has a new Kitchen and added perk of being in a CUL-DE-SAC!!! The moment you walk in the door you'll feel at home with the tall ceiling and huge entry. The main floor has a great open floor plan! Large kitchen with a great working island. The dining area provides ample space for entertaining family and friends. Large living room features a perfect sized area with huge windows allowing for even more natural light. The master suite is your own personal oasis! Lots of room for a king size bed. WIC AND ENSUITE. Basement is finished with large rec room, two more bedrooms and 3 pc bathroom. Also included a laundry room and storage space. Out side you will find a LARGE deck and fully landscaped yard, completed with a hot tub and fire pit creating a perfect outdoor retreat! This home has been meticulously taken care of and shows 10/10.



Built in 2006

### **Essential Information**

|            |           |
|------------|-----------|
| MLS® #     | E4440475  |
| Price      | \$529,900 |
| Bedrooms   | 5         |
| Bathrooms  | 3.00      |
| Full Baths | 3         |

|                |                        |
|----------------|------------------------|
| Square Footage | 1,419                  |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 7739 7a Avenue |
| Area        | Edmonton       |
| Subdivision | Ellerslie      |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6X 0A2        |

### Amenities

|           |   |
|-----------|---|
| Amenities | Vaulted Ceiling, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached                  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Gas, Washer, Window Coverings, Microwave Hood Fan-Two, Garage Heater, Hot Tub |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 4  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### Additional Information

Date Listed June 5th, 2025

Days on Market 6

Zoning Zone 53

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Listing information last updated on June 11th, 2025 at 5:17pm MDT