

# \$449,900 - 8139 81 Avenue, Edmonton

MLS® #E4434628

**\$449,900**

3 Bedroom, 1.50 Bathroom, 858 sqft  
Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

GREAT NEIGHBORHOOD! KINGEDWARD - CLOSE TO ALL AMENITIES. Dead end back alley, very quiet. plenty of redevelopment in the area; neighborhood gentrification. Don't miss this great property! This includes: Backyard Housing, Duplex Housing, Lodging Houses, Multi-unit Housing, Row Housing, Secondary Suites, Semi-detached Housing, Single Detached Housing, and Supportive Housing.



Built in 1952

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4434628               |
| Price          | \$449,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 858                    |
| Acres          | 0.00                   |
| Year Built     | 1952                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 3 Level Split          |
| Status         | Active                 |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 8139 81 Avenue   |
| Area        | Edmonton         |
| Subdivision | King Edward Park |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6C 0V8          |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Detached |

### Interior

|              |                                                                                                                   |
|--------------|-------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                         |
| Stories      | 3                                                                                                                 |
| Has Basement | Yes                                                                                                               |
| Basement     | Partial, Finished                                                                                                 |

### Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior          | Wood, Vinyl          |
| Exterior Features | Back Lane, Flat Site |
| Roof              | Tar & Gravel         |
| Construction      | Wood, Vinyl          |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 5th, 2025 |
| Days on Market | 90            |
| Zoning         | Zone 17       |

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Listing information last updated on August 3rd, 2025 at 3:47pm MDT