

\$778,000 - 11819 75 Avenue, Edmonton

MLS® #E4453314

\$778,000

4 Bedroom, 3.00 Bathroom, 1,399 sqft

Single Family on 0.00 Acres

Belgravia, Edmonton, AB

One of Belgravia's best locations, walking distance to the hospitals, the UofA, the walking /biking trails of the river valley, 2 LRT stations & a short commute to the Royal Mayfair GCC & downtown. This solid 1398 sq ft all brick bungalow is just waiting for an imaginative new owner to bring this home into today with a new contemporary look & feel. Imagine the possibilities with this 4-bed 3-bath home that sits on a huge 8395 sq ft lot. Starting with a super bright living room, the main floor features a spacious dining area & kitchen, a 4-pce main bath, & 3 BDRMS one with a 3-pce ensuite & W-I closet. With high ceilings, the fully developed basement is well planned & includes a huge RR with a wet bar, an extra bedroom, a 3-pce bath, a den/office, & plenty of storage. This home has upgraded windows, an HE furnace, laminate flooring, a single heated attached garage, a patio area & a large sunny south yard with alley access. With immediate possession, make this custom-built home into your Belgravia Beauty!

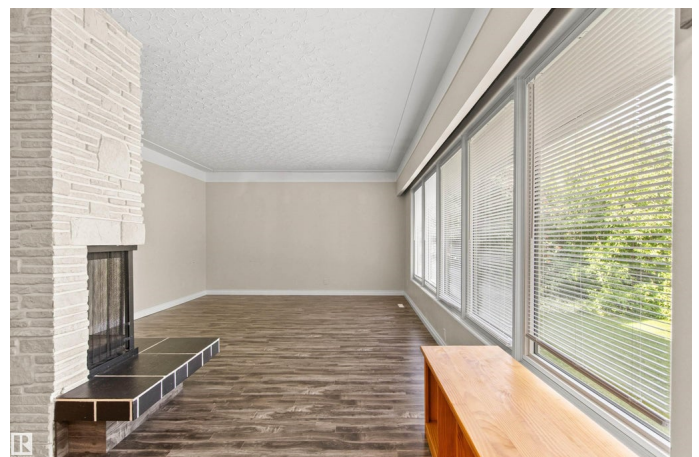
Built in 1956

Essential Information

MLS® # E4453314

Price \$778,000

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,399
Acres	0.00
Year Built	1956
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	11819 75 Avenue
Area	Edmonton
Subdivision	Belgravia
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0J4

Amenities

Amenities	Bar, Patio, Wet Bar
Parking Spaces	3
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot

Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

School Information

Elementary	Belgravia
Middle	McKernan
High	Strathcona Composite

Additional Information

Date Listed	August 15th, 2025
Days on Market	13
Zoning	Zone 15

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 28th, 2025 at 5:17am MDT