

\$709,000 - 9128 78 Avenue, Edmonton

MLS® #E4432400

\$709,000

5 Bedroom, 2.50 Bathroom, 1,742 sqft

Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

PRIME LOCATION steps to Mill Creek Ravine!

This thoughtfully renovated home blends modern comfort with neighbourhood charm. A \$350K Ackard renovation in 2017 opened up the main floor, added a custom kitchen with party sized island, and large dining room w/ sliding patio doors to screened in covered deck. The dormer was remodelled, and the exterior re-done with durable stucco and aluminum longboard. Energy-efficient upgrades include spray foam insulation, new windows & furnace as well as a high end gas fireplace. A/C and garage roof are from (2024). Solar tubes add extra light. A total of 5 bedrooms above grade and 2 1/2 baths, with large primary and walk-in closet. The bright, heated oversized garage parks two vehicles with large workshop. The attached greenhouse can also act as shed. Enjoy summers in a heated pool, large covered deck & low-maintenance landscaping. Community focused neighbourhood, you're steps from sought after schools, trails, off leash & Ritchie Market. LOT NEXT DOOR ALSO FOR SALE.



Built in 1951

Essential Information

MLS® # E4432400

Price \$709,000

| | |
|----------------|------------------------|
| Bedrooms | 5 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,742 |
| Acres | 0.00 |
| Year Built | 1951 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 1 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 9128 78 Avenue |
| Area | Edmonton |
| Subdivision | King Edward Park |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6C 0P1 |

Amenities

| | |
|-----------|--|
| Amenities | Deck, Greenhouse, Pool-Outdoor, Workshop |
| Parking | Double Garage Detached, Over Sized |
| Has Pool | Yes |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Gas, Washer, Window Coverings, Pool Equipment |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel, Wall Mount |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|----------|--------------|
| Exterior | Wood, Stucco |
|----------|--------------|

| | |
|-------------------|---|
| Exterior Features | Park/Reserve, Playground Nearby, Ravine View, Schools |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|--------|
| Elementary | Donnan |
|------------|--------|

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 23rd, 2025 |
| Days on Market | 9 |
| Zoning | Zone 17 |

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Listing information last updated on May 2nd, 2025 at 8:47pm MDT