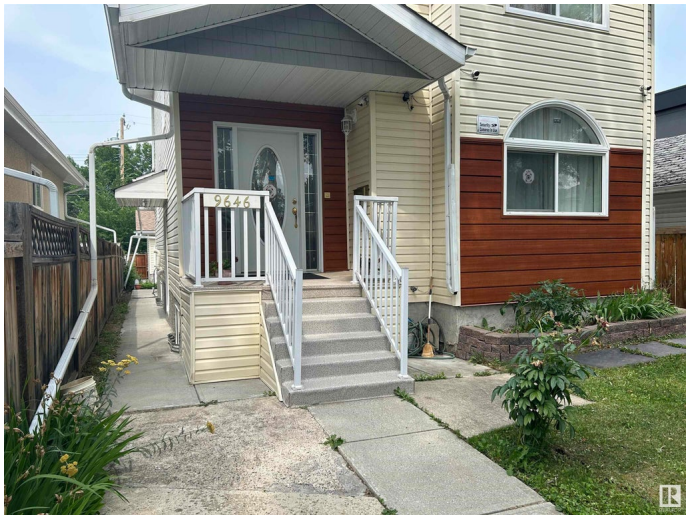
Courtesy Of Stephen Yip Of RE/MAX Elite

$739,900 - 9646 73 Avenue, Edmonton

MLS® #E4438838

$739,900
5 Bedroom, 3.50 Bathroom, 1,884 sqft
Single Family on 0.00 Acres



Ritchie, Edmonton, AB

Custom built 2 storey with a total of 5 bedrooms and a second kitchen in basement located at the sought after Ritchie neighbourhood. High ceiling in foyer. Gleaming hardwood floor on main and stairways. Cozy living room with electric fireplace. Open kitchen with new light fixtures, white cabinets , granite countertops, central island, walk in pantry and ceramic tiled floor. Dining area with patio door to sunroom. Upstairs features 3 spacious bedrooms and 4 pcs bath. Primary bedroom with 5 pcs ensuite including jacuzzi and double sink. Basement has side door entry, 9'H ceiling and fully finished with kitchen, 2 bedrooms, 4pcs bath and laundry room. Low maintenance backyard with large new deck. Other outstanding features including Hi efficiency furnace, newer hot water tank, 2 sets of washer and dryer and new garage shingles. Conveniently located with close proximity to schools, bus, shops, ravine and easy access to U of A, Whyte Ave and downtown core. Excellent family home.

Built in 2006

Essential Information

MLS® #	E4438838
Price	$739,900
Bedrooms	5

Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,884
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	9646 73 Avenue
Area	Edmonton
Subdivision	Ritchie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 1B2

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck
Parking Spaces	3
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Countertop Electric, Stove-Electric, Window Coverings, Dryer-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Oak Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Metal, Vinyl

Exterior Features	Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 28th, 2025
Days on Market	19
Zoning	Zone 17

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Listing information last updated on June 16th, 2025 at 1:32pm MDT