\$1,249,800 - 9807 90 Avenue, Edmonton

MLS® #E4448125

\$1,249,800

4 Bedroom, 3.50 Bathroom, 2,605 sqft Single Family on 0.00 Acres

Strathcona, Edmonton, AB

Amazing New Yorker/Colonial style, luxury new infill home close to Mill Creek Ravine. The spacious 2-storey home with 2604 sq ft projects timeless, thoughtful elegance. The stately facade has Hardie plank siding as well as large windows and a flat roof. Inside, the main floor opens dramatically onto a ceramic tile hallway with a a living room, and a flex room/2nd living room. A chef inspired kitchen with dining area with access to deck. On this level is a 4th bedroom and ensuite for guests, and a mudroom back entrance. Upstairs, the luminous primary suite with walk-in closet/ensuite. Two bedrooms with balconies face the back. A bonus room, 4-pc bathroom and generous laundry room complete the floor. The basement (9' ceiling) with separate side entrance is unfinished, waiting for your design. There is a deck & a double garage with 10ft ceiling. The home is mins bike ride to University of Alberta or downtown. Located in Old Strathcona, within walking distance to shops.

Built in 2025

Essential Information

MLS® # E4448125 Price \$1,249,800

Bedrooms 4







Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 2,605 Acres 0.00 Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 9807 90 Avenue

Area Edmonton
Subdivision Strathcona
City Edmonton
County ALBERTA

Province AB

Postal Code T6E 2T2

Amenities

Amenities See Remarks

Parking Double Garage Detached

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator,

Stove-Countertop Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Wood, Hardie Board Siding

Exterior Features Park/Reserve, Public Transportation, Shopping Nearby

Roof Flat

Construction Wood, Hardie Board Siding

Foundation Concrete Perimeter

Additional Information

Date Listed July 16th, 2025

Days on Market 108

Zoning Zone 15

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