

## \$799,000 - 9247 77 Street, Edmonton

MLS® #E4457168

**\$799,000**

3 Bedroom, 3.50 Bathroom, 1,838 sqft

Single Family on 0.00 Acres

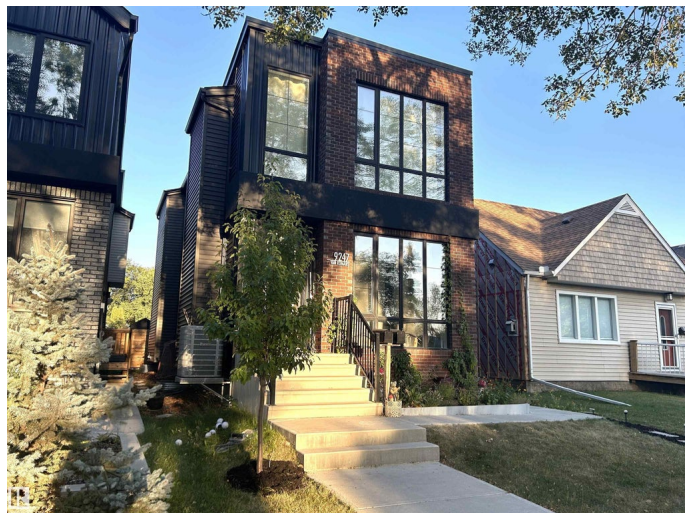
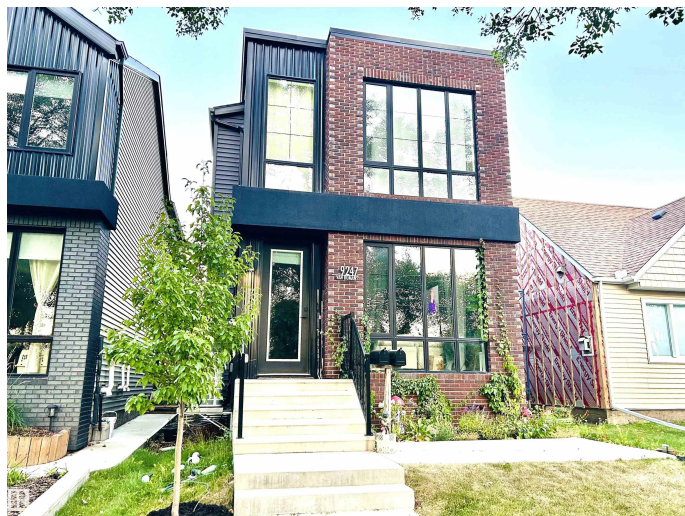
Holyrood, Edmonton, AB

Tucked away on a quiet cul-de-sac, this 1839 sq. ft. two-story offers the perfect mix of comfort and style. With 3 bedrooms, 2.5 bathrooms, and a full basement suite with a private entrance, it's ideal for families, guests, or rental potential. Inside, enjoy floor-to-ceiling windows, hardwood floors, and a bright open layout anchored by a cozy fireplace. The primary suite is a true retreat with its own soaring windows, spa-like ensuite, and soaker tub. Outside, a large, landscaped private yard with decks and a pergola invites summer entertaining, while central A/C keeps things cool indoors. An insulated garage adds convenience. All of this in a family-friendly neighborhood, walking distance to schools, shopping, LRT, and minutes from downtown. Spacious, light-filled, and move-in ready. A rare find in Holyrood..

Built in 2020

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4457168  |
| Price          | \$799,000 |
| Bedrooms       | 3         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,838     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2020                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 9247 77 Street |
| Area        | Edmonton       |
| Subdivision | Holyrood       |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6C 2M2        |

### Amenities

|           |                                 |
|-----------|---------------------------------|
| Amenities | Air Conditioner, Ceiling 10 ft. |
| Parking   | Double Garage Detached          |

### Interior

|                   |                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                 |
| Appliances        | Air Conditioning-Central, Stove-Electric, Stove-Gas, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                        |
| Stories           | 3                                                                                                                                |
| Has Suite         | Yes                                                                                                                              |
| Has Basement      | Yes                                                                                                                              |
| Basement          | Full, Finished                                                                                                                   |

### Exterior

|                   |                                                                          |
|-------------------|--------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                              |
| Exterior Features | Back Lane, Cul-De-Sac, Fenced, Flat Site, Public Transportation, Schools |
| Roof              | Asphalt Shingles                                                         |
| Construction      | Wood, Vinyl                                                              |
| Foundation        | Concrete Perimeter                                                       |

### Additional Information

Date Listed September 9th, 2025

Days on Market 5

Zoning Zone 18

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Listing information last updated on September 14th, 2025 at 7:32am MDT