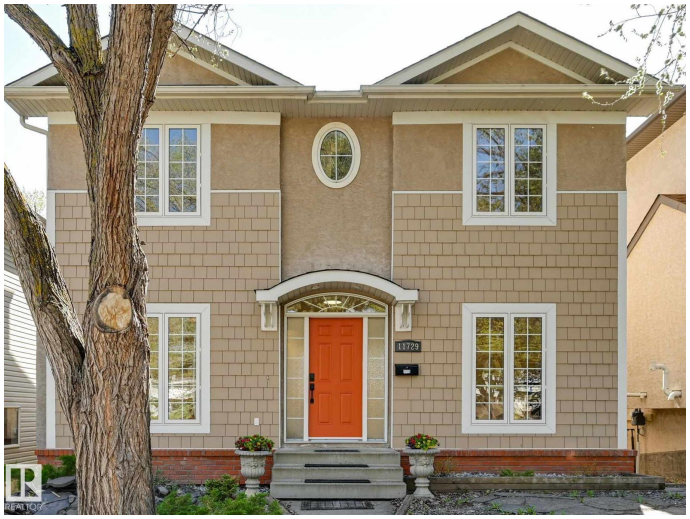
Courtesy Of Janice L Kosak Of MaxWell Challenge Realty

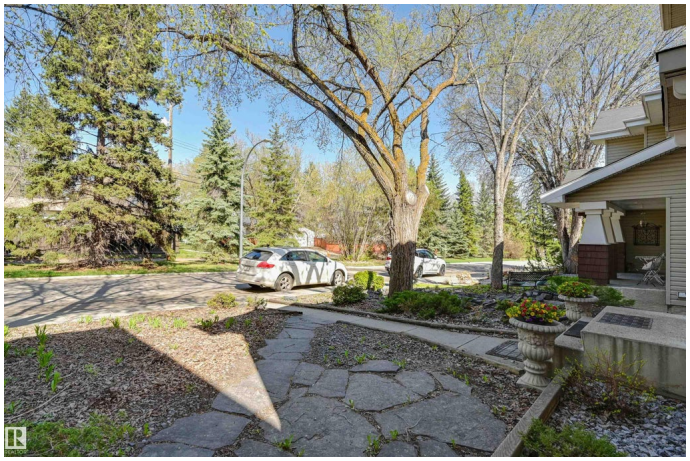
$925,000 - 11729 71a Avenue, Edmonton

MLS® #E4457691

$925,000
6 Bedroom, 3.50 Bathroom, 2,006 sqft
Single Family on 0.00 Acres

Belgravia, Edmonton, AB





Welcome to this stunning 4+2 bedroom 2-storey home in the heart of Belgravia. Featuring 9' ceilings on both the main floor and in the fully finished walkout basement, this home blends timeless elegance with modern comfort.The main level showcases hardwood floors, a spacious formal dining room, and a versatile den perfect for a home office. The maple kitchen is equipped with stainless steel appliances and opens onto a bright and airy family room with a cozy fireplaceâ€”perfect for entertaining or relaxing.Step out onto the sunny, south-facing deck for seamless indoor-outdoor living.Upstairs, you'll find four generously sized bedrooms, including a primary suite with a large walk-in closet (with a window!) and a spa-like 4-piece ensuite.The fully developed walkout basement includes two more bedrooms, a full bathroom, a rec room and kitchenette, laundry, and ample storage. Attached heated garage is a plus! Located in a great neighborhood with easyaccess to River valley trails, U of A, LRT and so much more!

Built in 2003

Essential Information

MLS® #	E4457691
Price	$925,000
Bedrooms	6

Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,006
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	11729 71a Avenue
Area	Edmonton
Subdivision	Belgravia
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 2W5

Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Deck, No Animal Home, No Smoking Home, Walkout Basement
Parking	Double Garage Attached, Heated, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Vacuum System Attachments, Vacuum Systems, Washer, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 13th, 2025
Days on Market	1
Zoning	Zone 15

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Listing information last updated on September 14th, 2025 at 8:17am MDT