

\$515,000 - 8317 79 Street, Edmonton

MLS® #E4432233

\$515,000

4 Bedroom, 2.00 Bathroom, 1,241 sqft

Single Family on 0.00 Acres

Idylwylde, Edmonton, AB

Beautiful UPGRADED Bungalow in Idylwylde. Here is your chance to move into a FULLY FINISHED 1240 SF 3 + 1 BEDROOM/2 FULL BATH AFFORDABLE home near all the finer things Edmonton has to offer. University of Alberta, Whyte Avenue, Downtown core, Fun shops & restaurants, Public Transportation, River Valley Trails...it's all mere minutes away. UPGRADES include: Newer laminate flooring in upstairs MINUS the bedrooms (2023), Dishwasher (2023), METAL ROOF, HOT WATER ON DEMAND. Enjoy a LARGE PRIVATE east facing backyard with a 6' fence PLUS a Hot tub/pergola. OVER-SIZED Double Detached garage with additional space for your RV. Newer windows throughout. The finished basement boasts a SEPARATE ENTRANCE with a wet bar that can easily be changed into a second kitchen, large rec room, spacious bedroom, full bathroom, & laundry room. AIR CONDITIONING. NEW SEWER LINE in 2022! The cherry on top is the LOT SIZE of 55 x 120.

Built in 1954

Essential Information

MLS® # E4432233

Price \$515,000

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	1,241
Acres	0.00
Year Built	1954
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	8317 79 Street
Area	Edmonton
Subdivision	Idylwylde
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 2P1

Amenities

Amenities	Hot Water Tankless
Parking Spaces	4
Parking	Double Garage Detached, Over Sized

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Vacuum Systems, Washer, Window Coverings, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Schools, Shopping Nearby
Lot Description	55 X 120 (geojet)
Roof	Metal

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 23rd, 2025
Days on Market	2
Zoning	Zone 18

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 25th, 2025 at 11:17am MDT