Courtesy Of Jenn Geenen Of Grassroots Realty Group

$449,900 - 8006 75 Street, Edmonton

MLS® #E4449702

$449,900
4 Bedroom, 2.00 Bathroom, 1,304 sqft
Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

Welcome to this updated gem in the highly desirable community of King Edward Park. Fully finished on 3 levels, this home strikes the perfect balance between character and modern style. The main floor features a bright white kitchen with plenty of cabinetry, trendy gold hardware, new dishwasher, and a spacious dining area. The living room is warm and inviting with a stunning feature wall & built-in cabinetryâ€”a perfect space to relax or entertain. A large office/bedroom sits conveniently next to the stylish 3-piece bathroom, adding flexibility to the main floor layout. Upstairs, youâ€™ll find 2 oversized bedrooms with tons of natural light and ample space to unwind. A newly finished basement offers a private entrance and includes a brand-new 4pc bathroom, spacious laundry area with newer appliances, a large bedroom, and the opportunity to easily add a secondary kitchen. Situated on a large RS-zoned lot with loads of off-street parking and close proximity to every amenity, the opportunities are endless!!!

Built in 1950

Essential Information

MLS® #	E4449702
Price	$449,900

Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,304
Acres	0.00
Year Built	1950
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	8006 75 Street
Area	Edmonton
Subdivision	King Edward Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 2G7

Amenities

Amenities	Off Street Parking, On Street Parking, Deck, Hot Water Natural Gas, No Smoking Home, R.V. Storage, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Storage Shed, Stove-Gas, Washer, Refrigerators-Two, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 25th, 2025
Days on Market	7
Zoning	Zone 17

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