# \$649,702 - 8316 73 Avenue, Edmonton

MLS® #E4436156

## \$649,702

3 Bedroom, 2.00 Bathroom, 918 sqft Single Family on 0.00 Acres

Avonmore, Edmonton, AB

**DEVELOPMENT OPPORTUNITY!!VERY** CLOSE TO LRT...If you are looking looking for a huge lot, or one that you can subdivide, this one is for you. This 135ft x 66ft lot in Avonmore .Currently has a 2 + 1 bedroom bungalow with an finished detached garage on it that would be a perfect rental property, or you could start fresh and build one or two homes from scratch. You can even The choice is yours. Conveniently located not far from the River Valley, Whyte Ave, bike paths and so much more. AMAZING OPPORTUNITY STEPS TO LRT...



#### **Essential Information**

MLS®# E4436156 Price

**Bedrooms** 3

2.00 Bathrooms

2 **Full Baths** 

918 Square Footage

Acres 0.00

Year Built 1957

Type Single Family

Sub-Type **Detached Single Family** 

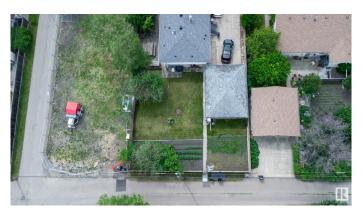
\$649,702

Style Bungalow

Status Active







# **Community Information**

Address 8316 73 Avenue

Area Edmonton
Subdivision Avonmore
City Edmonton
County ALBERTA

Province AB

Postal Code T6C 0E2

#### **Amenities**

Amenities Patio

Parking Double Garage Detached

#### Interior

Appliances Dishwasher-Built-In, Dryer, Stove-Electric, Washer, Window Coverings,

Refrigerators-Two

Heating Forced Air-1, Natural Gas

Stories 2
Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stucco

Exterior Features Back Lane, Fenced, Landscaped, Public Transportation, Schools,

Shopping Nearby, Vegetable Garden

Roof Asphalt Shingles

Construction Wood, Stucco

Foundation Concrete Perimeter

#### **School Information**

Elementary Donnan

Middle Kenilworth

High McNally

### **Additional Information**

Date Listed May 13th, 2025

Days on Market 73

Zoning Zone 17

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