

# \$724,900 - 8707 85 Av Nw, Edmonton

MLS® #E4464560

**\$724,900**

3 Bedroom, 3.00 Bathroom, 1,718 sqft

Single Family on 0.14 Acres

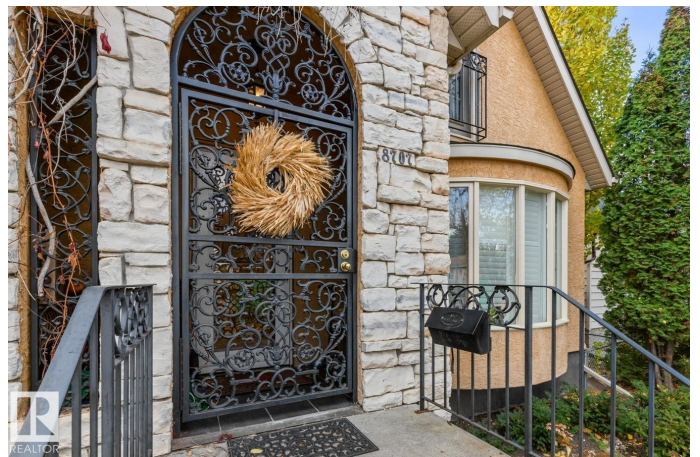
Bonnie Doon, Edmonton, Alberta

Beautiful and unique home in the heart of Bonnie Doon! This sought-after location offers quick access to downtown, Mill Creek Ravine, Whyte Ave, and all amenities. Featuring bright open living spaces with hardwood floors, a cozy gas fireplace, and a sunroom filled with natural light. The upper level offers two spacious bedrooms, including a primary with Juliet balcony and access to a 4-piece bath with in-floor heating & steam shower. The finished basement adds extra living space with a family room, office, bedroom, and full bath. Enjoy the south-facing yard with beautiful landscaping, garden area, double detached garage, and storage shed. A rare opportunity to own a charming home in one of Edmonton's most desirable communities! (id:6289)

Built in 1950

## Essential Information

|                |               |
|----------------|---------------|
| Listing #      | E4464560      |
| Price          | \$724,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Half Baths     | 1             |
| Square Footage | 1,718         |
| Acres          | 0.14          |
| Year Built     | 1950          |
| Type           | Single Family |



Sub-Type Freehold

## Community Information

Address 8707 85 Av Nw  
Subdivision Bonnie Doon  
City Edmonton  
Province Alberta  
Postal Code T6C1G8

## Amenities

Features See remarks  
Parking Detached Garage  
# of Garages 1

## Interior

Appliances Dishwasher, Dryer, Garage door opener remote(s), Garage door opener, Microwave, Refrigerator, Stove, Washer, Window Coverings, Wine Fridge  
Heating Forced air  
Cooling Central air conditioning  
# of Stories 2  
Has Basement Yes

## Listing Details

Listing Office RE/MAX Excellence



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