

\$975,000 - 11441 74 Avenue, Edmonton

MLS® #E4453439

\$975,000

4 Bedroom, 4.00 Bathroom, 2,064 sqft

Single Family on 0.00 Acres

Belgravia, Edmonton, AB

Better than new - landscaped, A/C, deck, window coverings... JUST MOVE IN! This meticulously maintained property with 1 bedroom BASEMENT SUITE is nestled into the one of the best neighborhoods in Edmonton. 1 block from Belgravia School, community league, parks, walking distance to the U of A, LRT and the River Valley! Features 4 finished levels, 4 bedrooms, 5 baths and an exceptional layout. The main floor is bright well appointed with 9' ceilings, fireplace and wood flooring. You'll love your chef's kitchen which is anchored by a massive island hosting seating for 4, gas range, tones of cabinets and a large pantry. Your primary bedroom can accommodate a king sized bed and has a large walk in closet with built ins and a luxurious ensuite with his and her sinks. The 2nd floor has 2 more large bedrooms, full bath and laundry. Upstairs your private oasis is beckoning - featuring private covered roof top patio with views of downtown, huge loft with wet bar and bathroom!

Built in 2019

Essential Information

MLS® # E4453439

Price \$975,000

Bedrooms 4



Bathrooms	4.00
Full Baths	3
Half Baths	2
Square Footage	2,064
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 and Half Storey
Status	Active

Community Information

Address	11441 74 Avenue
Area	Edmonton
Subdivision	Belgravia
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0E7

Amenities

Amenities	Ceiling 9 ft.
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Garage Control, Garage Opener, Stove-Electric, Stove-Gas, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	4
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Metal, Stone, Stucco
Exterior Features	Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, View Downtown
Roof	Asphalt Shingles
Construction	Wood, Metal, Stone, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Belgravia School
Middle	McKernan
High	Scona

Additional Information

Date Listed	August 16th, 2025
Days on Market	36
Zoning	Zone 15

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