

## \$389,000 - 711 82 Street, Edmonton

MLS® #E4454648

**\$389,000**

3 Bedroom, 1.50 Bathroom, 1,202 sqft

Single Family on 0.00 Acres

Ellerslie, Edmonton, AB

Welcome to this maintained DUPLEX in the highly sought-after ELLERSLIE Community, where comfort, convenience, and privacy blend effortlessly. This lovely home features a Front-Attached single garage and a bright, open-concept main floor. The SPACIOUS Living room, Centered around a Cozy Fireplace, flows smoothly into a modern kitchen and dining area—perfect for family gatherings and entertaining. A conveniently located half bathroom enhances the functionality of the main level. Upstairs, you'll find THREE generously sized bedrooms, including a primary suite with his-and-her closets and elegant finishes. The additional bedrooms offer flexible space for children, guests, or a home office, accompanied by a full bathroom. The FULLY FINISHED BASEMENT provides even more room, ideal for larger families or a recreational area. Step outside to a beautifully Landscaped backyard with a Private DECK—perfect for relaxing or hosting summer get-togethers. This home offers the perfect mix of style and space.

Built in 2005

### Essential Information

MLS® # E4454648

Price \$389,000



|                |               |
|----------------|---------------|
| Bedrooms       | 3             |
| Bathrooms      | 1.50          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,202         |
| Acres          | 0.00          |
| Year Built     | 2005          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 711 82 Street |
| Area        | Edmonton      |
| Subdivision | Ellerslie     |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6X 1L8       |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Single Garage Attached |

### Interior

|              |                                                                                                                                                                  |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer, See Remarks |
| Heating      | Forced Air-1, Natural Gas                                                                                                                                        |
| Stories      | 3                                                                                                                                                                |
| Has Basement | Yes                                                                                                                                                              |
| Basement     | Full, Finished                                                                                                                                                   |

### Exterior

|                   |                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                           |
| Exterior Features | Airport Nearby, Fenced, Flat Site, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 22nd, 2025 |
| Days on Market | 28                |
| Zoning         | Zone 53           |

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Listing information last updated on September 18th, 2025 at 9:47pm MDT