

\$769,900 - 9715 223 Street, Edmonton

MLS® #E4439088

\$769,900

3 Bedroom, 2.50 Bathroom, 1,364 sqft
Single Family on 0.00 Acres

Secord, Edmonton, AB

~ STUNNING BUNGALOW with a FULLY FINISHED BASEMENT in SECORD ~ GORGEOUS BACK YARD with over \$15,000 of landscaping and curbing including 5 large aspen trees), \$25,000 composite deck with pergola and privacy glass, plus a \$20,000 Bullfrog Therapeutic hot tub ~ This 3 bedroom, 2.5 bath bungalow is perfect for executives, retirees and couples with teenage kids ~ Located on a reverse pie lot, there is plenty of room to expand the front drive way for RV parking ~ The double garage has a \$3000 epoxy coating on the floor ~ CENTRAL AIR CONDITIONING ~ Custom electric blinds in the Living Room ~ The custom sectional in the basement is included (\$8900), plus a custom bar was installed with a double fridge \$11,000, and a huge wall mounted TV (\$3000) which is also included ~ The home has upgraded lighting throughout \$3000 and is in mint condition ~ Owner will include a garage heater worth \$1500 that just needs to be installed ~ Nothing to do but move in and enjoy, great location, friendly neighbours.

Built in 2022

Essential Information

MLS® #	E4439088
Price	\$769,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,364
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	9715 223 Street
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7B7

Amenities

Amenities	Air Conditioner, Bar, Deck, Detectors Smoke, Exterior Walls- 2"x6", Hot Tub, No Animal Home, No Smoking Home, Television Connection, Vinyl Windows
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, Wine/Beverage Cooler, TV Wall Mount, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
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Exterior Features	Flat Site, Golf Nearby, Landscaped, No Back Lane, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 29th, 2025
Days on Market	14
Zoning	Zone 58

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Listing information last updated on June 12th, 2025 at 12:17am MDT