

\$749,900 - 8102 & 8104 81 Street, Edmonton

MLS® #E4439540

\$749,900

4 Bedroom, 4.00 Bathroom, 1,636 sqft

Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

Exceptional Investment Opportunity in Sought-After King Edward Park. This fully finished full duplex, situated on a generous 533 m² (5,741.22 sq ft) corner lot, offers a prime investment in one of the city's most desirable neighborhoods. Each side of the duplex is complete with upper and lower-level living & features high-efficiency furnaces, 2+2 bedrooms, and 2 full bathrooms. The main floors include a bright kitchen, dining area, living room, 2 bedrooms, and a full bathroom. The lower levels offer additional living space with a large rec room, 2 more bedrooms, a second full bath, and convenient laundry areas—plus plenty of storage throughout. Ample parking includes a four-car pad on the south side and a double detached garage with a two-car driveway on the north. Located steps from schools, public transit, shopping, and numerous amenities—including a park and outdoor hockey rink right across the street—this is a rare opportunity to own a turnkey rental or multi-family home in a vibrant community.

Built in 1973

Essential Information

MLS® # E4439540

Price \$749,900



Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	1,636
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Duplex Side By Side
Style	Bi-Level
Status	Active

Community Information

Address	8102 & 8104 81 Street
Area	Edmonton
Subdivision	King Edward Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 2V5

Amenities

Amenities	Parking-Extra
Parking	Double Garage Detached, Parking Pad Cement/Paved

Interior

Appliances	Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Corner Lot, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed May 30th, 2025

Days on Market 13

Zoning Zone 17

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 13th, 2025 at 4:32am MDT