

## \$534,900 - 10315 75 Street, Edmonton

MLS® #E4430347

**\$534,900**

4 Bedroom, 3.00 Bathroom, 2,077 sqft

Single Family on 0.00 Acres

Terrace Heights (Edmonton), Edmonton, AB

Welcome to this beautiful bungalow in the sought-after community of Terrace Heights â€” 2077ft2 with basement suite walkout basement. This exceptionally spacious bungalow, located in the highly desirable community of Terrace Heights, offers a rare blend of comfort, functionality, and prime location. With its impressive size and thoughtful layout, this home truly must be seen to be appreciated. Step inside to find brand new high-quality laminate flooring throughout the main living areas and new carpet in all three generously sized bedrooms. The main floor features both a large formal living room and an expansive family roomâ€”perfect for entertaining or relaxing with family. Each of the three oversized bedrooms includes a generous closet, while the primary suite is complete with its own private 3-piece ensuite. Enjoy the west-facing front deck, ideal for unwinding in the evenings and taking in beautiful sunsets. This property is also perfect for future development! Welcome to Terrace Heights, welcome home.

Built in 1957

### Essential Information

MLS® # E4430347

Price \$534,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,077                  |
| Acres          | 0.00                   |
| Year Built     | 1957                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 10315 75 Street            |
| Area        | Edmonton                   |
| Subdivision | Terrace Heights (Edmonton) |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6A 2Z4                    |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Double Garage Attached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dryer, Fan-Ceiling, Hood Fan, Washer, Window Coverings, Refrigerators-Two, Stoves-Two, Dishwasher-Two |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 2   |
| Has Suite         | Yes   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Brick, Stucco, Vinyl  |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |

|              |                            |
|--------------|----------------------------|
| Construction | Wood, Brick, Stucco, Vinyl |
| Foundation   | Concrete Perimeter         |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 20               |
| Zoning         | Zone 19          |

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 May 1st, 2025 at 12:47am MDT