

## **\$565,000 - 9716 220 Street, Edmonton**

MLS® #E4440899

### **\$565,000**

4 Bedroom, 3.50 Bathroom, 1,702 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

WOW! This house has it ALL! Pride of ownership throughout. UPGRADES at every corner. Situated across from a pond view with walking trails. CAR enthusiast? This home is for you with the added CAR LIFT & gas HEATER in the OVERSIZED garage! 3 car parking. Upon entering you will find the living, dining and kitchen area to be inviting and perfect for hosting! Gorgeous quartz countertops, beautiful backsplash & stainless steel appliances. New main floor bath, spacious mudroom, cozy living room with fireplace & an office/den to complete this main floor. Leading upstairs with like new plush carpet you will find the gorgeous primary BDRM with built in fireplace & walk in closet & ensuite. Two additional BDRMS up & full bath. UPSTAIRS LAUNDRY! The BSMT offers plenty of additional space, BDRM & full bath. Cozy up on the new deck in this backyard oasis with built in speakers throughout outside, inside & garage. Front veranda and garage recently painted. New schools, pool & community center coming soon! A MUST SEE!

Built in 2011

### **Essential Information**

MLS® # E4440899

Price \$565,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,702                  |
| Acres          | 0.00                   |
| Year Built     | 2011                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 9716 220 Street |
| Area        | Edmonton        |
| Subdivision | Secord          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 4J9         |

### Amenities

|               |  |
|---------------|--|
| Amenities     | On Street Parking, Air Conditioner, No Smoking Home, Security Door, Vacuum System-Roughed-In, Natural Gas BBQ Hookup |
| Parking       | Double Garage Detached, Heated, Insulated, Over Sized  |
| Is Waterfront | Yes  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Mantel  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Schools, Stream/Pond |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 6th, 2025 |
| Days on Market | 41             |
| Zoning         | Zone 58        |

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 July 16th, 2025 at 9:47pm MDT