

\$774,900 - 9118 66 Avenue, Edmonton

MLS® #E4445691

\$774,900

5 Bedroom, 3.50 Bathroom, 1,820 sqft

Single Family on 0.00 Acres

Hazeldean, Edmonton, AB

**BACKING ONTO THE MILLCREEK RAVINE!
LEGAL 2 BEDROOM BASEMENT SUITE.**

Discover modern living in this beautifully designed 2 storey home perfectly nestled against the backdrop of the Millcreek Ravine & Argyll Park. Offering direct access to trails & expansive green spaces, this property is a dream for outdoor enthusiasts & nature lovers! Interior offers clean lines, bright windows & open concept living spaces. Contemporary kitchen has modern white cabinetry, stainless appliances, quartz counters, large pantry & peninsula w/seating. Kitchen flows effortlessly into dining & living area-ideal for entertaining! Upstairs houses 3 bedrooms including a generous size master, ensuite w/luxurious soaker tub, glass shower, double sinks plus 2 walk-in closets. **FEATURING** main floor office, upper level laundry, custom window coverings, A/C, H2O on demand, convenient electric fireplace, composite deck & low maintenance landscaping. Close to schools, parks, shopping, amenities & minutes to Whyte Ave & Ritchie Market.**MOVE IN!**

Built in 2020

Essential Information

MLS® # E4445691

Price \$774,900



Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,820
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	9118 66 Avenue
Area	Edmonton
Subdivision	Hazeldean
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 0L5

Amenities

Amenities	Deck, Hot Water Tankless, No Smoking Home, Infill Property
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Garage Control, Garage Opener, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Backs Onto Park/Trees, Fenced, Landscaped, Low Maintenance Landscape, Picnic Area, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 3rd, 2025
Days on Market	47
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 August 19th, 2025 at 7:32am MDT