

\$375,000 - 717 82 Street, Edmonton

MLS® #E4453893

\$375,000

2 Bedroom, 2.50 Bathroom, 1,205 sqft

Single Family on 0.00 Acres

Ellerslie, Edmonton, AB

PERFECT STARTER HOME or INVESTMENT
â€“ NO CONDO FEES! This 2-bedroom, 3-bath half duplex with attached garage offers incredible value and has been meticulously maintained by the original owner. The open-concept main floor is full of natural light from the upgraded windows and features a cozy gas fireplace, spacious kitchen, eat-in bar, and patio doors leading to the large maintenance-free deck and beautifully landscaped yard with a large shed. Upstairs, youâ€™ll find two generous bedrooms, including the primary with his & her walk-in closets and a full ensuite, and one more full bathroom completes the upper level. The basement adds even more living space with a large family/rec room, spacious laundry room, and extra storage. You could also easily add a 3rd bedroom if needed. Recent upgrades include: New shingles (2023), Hot water tank (2020), and Fridge (2020). Quick access to Anthony Henday, South Edmonton Common, and an easy commute to the airport make this the perfect place to call home!

Built in 2005

Essential Information

MLS® # E4453893

Price \$375,000



Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,205
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	717 82 Street
Area	Edmonton
Subdivision	Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1L8

Amenities

Amenities	Deck, No Animal Home, No Smoking Home, Vinyl Windows
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Airport Nearby, Fenced, Flat Site, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 20th, 2025
Days on Market	1
Zoning	Zone 53

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