

\$778,800 - 976 Hollingsworth Bend, Edmonton

MLS® #E4459683

\$778,800

4 Bedroom, 4.00 Bathroom, 2,490 sqft

Single Family on 0.00 Acres

Hodgson, Edmonton, AB

Spacious corner lot nestled in desirable Hodgson across from Hodgson Wetland Park & steps to Whitemud Creek Ravine. Past the cozy porch find a vaulted foyer with plenty of natural light & large office (or bdrm) off entrance. Open concept kitchen w/ stainless steel appliances (Kitchen Aid wall oven/Dacor stove), dining nook & living room w/ gas fireplace. Main level complete w/ 3PC BTHRM, spacious mudrm w/ laundry. Upstairs has a huge bonus room, 2 spare bedrooms & spacious primary retreat w/ ensuite & walk-in closet. Basement finished w/ 4th bdrm, full bthrm, rec space & flex area. This corner lot offers partial park views from the yard + has plenty of deck space to enjoy w/ pergola & hot tub. Features: 9' ceiling, hot water on demand, AC, SIDE ENTRANCE. Great school designations & proximity to Hodgson Park & ravine walking trails. Terwillegar Rec Centre, transit & easy access to major arteries. Plus shopping & dining at nearby neighborhood squares!

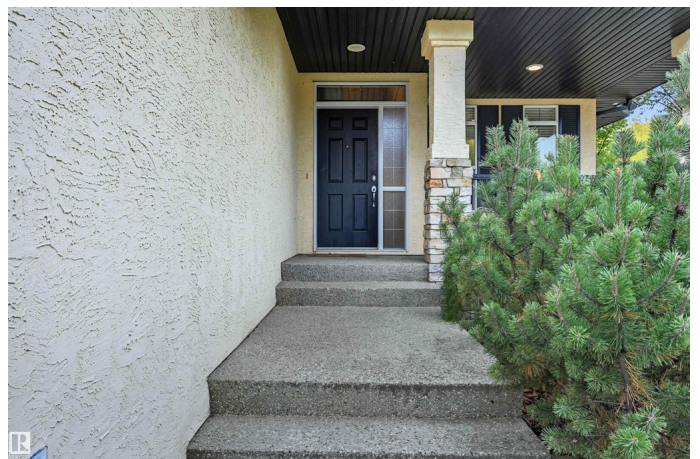
Built in 2002

Essential Information

MLS® # E4459683

Price \$778,800

Bedrooms 4



| | |
|----------------|------------------------|
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 2,490 |
| Acres | 0.00 |
| Year Built | 2002 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 976 Hollingsworth Bend |
| Area | Edmonton |
| Subdivision | Hodgson |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6R 3G7 |

Amenities

| | |
|-----------|----------------------------|
| Amenities | Ceiling 9 ft., Front Porch |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Wine/Beverage Cooler, Hot Tub |
| Heating | Forced Air-2, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Stucco |
| Exterior Features | Corner Lot, Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby |

| | |
|--------------|---------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|---------------------------|
| Elementary | Brander/A.JosephMacNeil |
| Middle | Riverbend/A.JosephMacNeil |
| High | LillianOsborne/MMM |

Additional Information

| | |
|----------------|----------------------|
| Date Listed | September 25th, 2025 |
| Days on Market | 5 |
| Zoning | Zone 14 |
| HOA Fees | 175 |
| HOA Fees Freq. | Annually |

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Listing information last updated on September 30th, 2025 at 5:17pm MDT