

## \$545,000 - 8 9745 92 Street, Edmonton

MLS® #E4460247

**\$545,000**

3 Bedroom, 3.50 Bathroom, 1,834 sqft  
Condo / Townhouse on 0.00 Acres

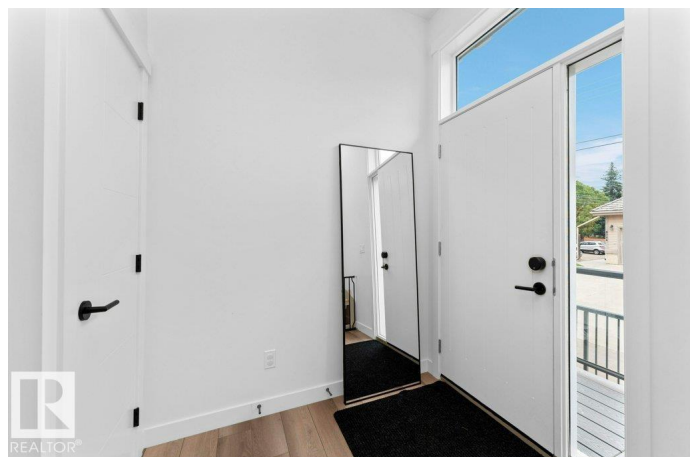
Cloverdale, Edmonton, AB

RIVER VALLEY LIVING! Live in one of Edmonton's award winning Luxury Townhomes - 2021 CHBA Awards of Excellence (Best Multi-Family Project house/duplex \$500k+) THE CLOVE, in desirable Cloverdale! Enjoy 1833 SqFt, 3 beds, 3.5 baths, and an EXTENSIVE Upgrade list, such as, Quartz Countertops throughout, Massive Kitchen Island, Beautiful ROOFTOP PATIO with STUNNING RIVER VALLEY VIEWS, Stainless Steel Appliances, and Gas Line on the Balcony just off the Kitchen, 13ft Living Room Ceiling and 9ft Ceiling Throughout, Sprinkler System in Every Unit, Large Double Attached Garage, Large Bonus Room and Pet Friendly Complex to name a few! Excellent Central location within steps of The River Valley, New LRT Development, Downtown Edmonton, The Edmonton Folk Festival, Muttart Conservatory, Connors Hill, and every imaginable amenity!! Rare opportunity to own in an older mature community with the luxury and convenience of a newer modern home!! Definite Must See!!

Built in 2019

### Essential Information

MLS® #	E4460247
Price	\$545,000



Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,834
Acres	0.00
Year Built	2019
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	8 9745 92 Street
Area	Edmonton
Subdivision	Cloverdale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 3S3

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Sprinkler System-Fire, Infill Property
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	3
Has Basement	Yes
Basement	Partial, Partially Finished

### Exterior

Exterior	Wood, Fiber Cement
Exterior Features	Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Ravine View, River Valley View, River View, Schools, Shopping Nearby
Roof	Flat
Construction	Wood, Fiber Cement
Foundation	Concrete Perimeter

### **School Information**

Elementary	Holyrood School
Middle	Kenilworth School
High	McNally School

### **Additional Information**

Date Listed	October 1st, 2025
Days on Market	1
Zoning	Zone 18
Condo Fee	\$465

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Listing information last updated on October 2nd, 2025 at 1:32pm MDT