

## \$850,000 - 9325 98a Street, Edmonton

MLS® #E4465565

**\$850,000**

4 Bedroom, 2.50 Bathroom, 1,707 sqft

Single Family on 0.00 Acres

Strathcona, Edmonton, AB

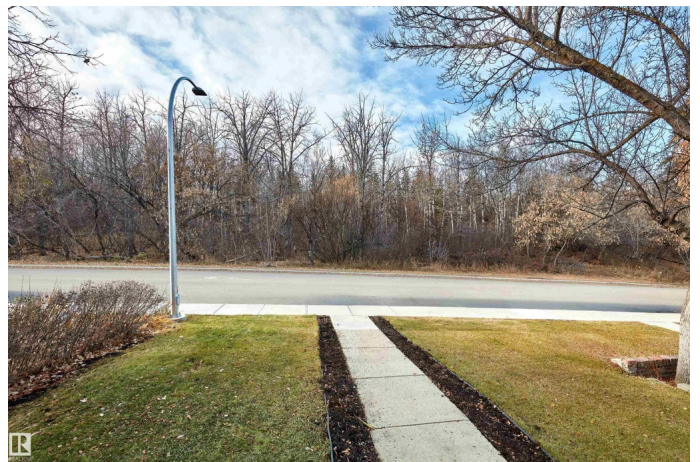
Fully renovated ravine-side living in the heart of Strathcona! Facing trees with walking trails just steps away, this 4-bed, 2.5-bath home blends modern updates with an unbeatable location. The main floor offers an open-concept layout with vaulted ceilings, a cozy wood-burning fireplace, and a spacious dining area that flows to a large deck overlooking the ravine. The renovated kitchen features quartz counters and stainless steel appliances. Upstairs, you'll find a generous primary bedroom with vaulted ceilings and a massive semi-ensuite full bathroom, plus two additional bedrooms. The fully finished walkout basement includes a rec room, wet bar, full bathroom, 4th bedroom, and access to the rear attached garage. Key upgrades include roof (2021), siding (2021), a newer furnace, & HWT (2024), and a full interior renovation. All of this is just minutes to Downtown, Whyte Ave, the U of A, and some of Edmonton's best parks, cafes, and restaurants. Ravine living without leaving the city!

Built in 1986

### Essential Information

MLS® # E4465565

Price \$850,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,707                  |
| Acres          | 0.00                   |
| Year Built     | 1986                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 9325 98a Street |
| Area        | Edmonton        |
| Subdivision | Strathcona      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6E 3N2         |

### Amenities

|           |                                                          |
|-----------|----------------------------------------------------------|
| Amenities | Deck, Vaulted Ceiling, Walkout Basement, Infill Property |
| Parking   | Double Garage Attached                                   |

### Interior

|              |                                                                                                                                         |
|--------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Stove-Electric, Washer, Window Coverings, Wine/Beverage Cooler, Refrigerators-Two |
| Heating      | Forced Air-1, Natural Gas                                                                                                               |
| Stories      | 3                                                                                                                                       |
| Has Basement | Yes                                                                                                                                     |
| Basement     | Full, Finished                                                                                                                          |

### Exterior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl, Hardie Board Siding                                                                                      |
| Exterior Features | Back Lane, Flat Site, Golf Nearby, Public Swimming Pool, Public Transportation, Ravine View, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                      |
| Construction      | Wood, Vinyl, Hardie Board Siding                                                                                      |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      November 13th, 2025

Days on Market                5

Zoning                            Zone 15

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Listing information last updated on November 18th, 2025 at 1:02am MST