

\$899,900 - 7712 110 Street, Edmonton

MLS® #E4430834

\$899,900

6 Bedroom, 6.00 Bathroom, 2,393 sqft

Single Family on 0.00 Acres

McKernan, Edmonton, AB

Are you looking for a WELL-MAINTAINED, revenue-generating property in the AMAZING AND MATURE neighborhood of MCKERNAN? Look no further! This is an amazing 9 BEDROOM, 6 BATHROOM property features THREE separate SELF-CONTAINED units, making it an IDEAL INVESTMENT for those seeking an income property (think STUDENT RENTAL or Long term tenant) or perhaps even a multi-generational family home. With LONG-TERM SUSTAINABILITY and SAFETY in mind, the EFFICIENCY UPGRADES are over the top – UPGRADED INSULATION, IN-FLOOR HEATING, HARDIE BOARD SIDING, and individual HRVs in each suite, just to name a few. Each floor has a MASSIVE LIVING SPACE AND KITCHEN, three spacious bedrooms, two bathrooms and IN-SUITE LAUNDRY. As a bonus, there is PLENTY OF PARKING in the back. This property is close to schools, the U of A, University Hospital, bike lanes, parks, shopping, LRT, and more.

Built in 2009

Essential Information

| | |
|----------|-----------|
| MLS® # | E4430834 |
| Price | \$899,900 |
| Bedrooms | 6 |



| | |
|----------------|------------------------|
| Bathrooms | 6.00 |
| Full Baths | 6 |
| Square Footage | 2,393 |
| Acres | 0.00 |
| Year Built | 2009 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 7712 110 Street |
| Area | Edmonton |
| Subdivision | McKernan |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6G 1G1 |

Amenities

| | |
|-----------|---|
| Amenities | Off Street Parking, Deck, Detectors Smoke, Hot Water Tankless, Insulation-Upgraded, Vinyl Windows, HRV System |
| Parking | No Garage, Parking Pad Cement/Paved, Rear Drive Access |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks |
| Heating | In Floor Heat System, Natural Gas, Water |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Hardie Board Siding |
| Exterior Features | Back Lane, Landscaped, Schools, Shopping Nearby, Partially Fenced |
| Roof | Asphalt Shingles |
| Construction | Wood, Hardie Board Siding |

Foundation Concrete Perimeter

Additional Information

Date Listed April 14th, 2025

Days on Market 10

Zoning Zone 15

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 April 24th, 2025 at 11:32am MDT