

\$609,900 - 9573 83 Street, Edmonton

MLS® #E4455717

\$609,900

4 Bedroom, 2.00 Bathroom, 1,258 sqft

Single Family on 0.00 Acres

Holyrood, Edmonton, AB

Located in desirable Holyrood, this home sits on a quiet tree-lined corner lot. This beautifully landscaped property features an oversized double detached garage with gas heat, extra parking, fenced yard, deck with BBQ gas line, and a hot tub area. Inside, the main floor has undergone a \$70K renovation (2020/2021), and includes new flooring, a stunning kitchen with ample storage and stainless steel appliances, two gas fireplaces, and a dining room addition. Handy toe-kick vacuum adds convenience. The main floor offers 3 spacious bedrooms and a large 4-pc bath. The basement was renovated in 2015 and includes a grandfathered legal suite with rec space, second kitchen, 3-pc bath, bedroom, and a large utility room. Situated in an exceptional location – this property is steps to Strathearn Park, schools, playgrounds, Holyrood Community League, with quick access to downtown, the River Valley, Bonnie Doon Shopping Centre, and Capilano Mall. A perfect blend of updates, character, and location!

Built in 1954

Essential Information

MLS® # E4455717

Price \$609,900



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,258
Acres	0.00
Year Built	1954
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	9573 83 Street
Area	Edmonton
Subdivision	Holyrood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 2Z9

Amenities

Amenities	Off Street Parking, Deck
Parking Spaces	6
Parking	Double Garage Detached, Front Drive Access, Over Sized

Interior

Appliances	Dryer, Garage Opener, Hood Fan, Stove-Electric, Vacuum Systems, Washer, Window Coverings, Refrigerators-Two, Stove-Countertop Inductn
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
----------	-------------

Exterior Features	Fenced, No Back Lane, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Avonmore School
Middle	Holyrood School
High	Kenilworth School

Additional Information

Date Listed	September 2nd, 2025
Days on Market	20
Zoning	Zone 18

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 September 21st, 2025 at 10:47pm MDT