

# \$619,899 - 7941 83 Avenue, Edmonton

MLS® #E4457192

**\$619,899**

4 Bedroom, 3.50 Bathroom, 1,819 sqft  
Single Family on 0.00 Acres

Idylwylde, Edmonton, AB

Welcome to Idylwylde! This spacious half duplex offers over 1,800 sq ft plus a fully finished basement with a separate entrance. The main floor features 9'™ ceilings, an open layout, 3 bedrooms, 2.5 baths, and modern finishes throughout. The bright kitchen flows into a generous living and dining space, perfect for family living or entertaining. Upstairs, find a comfortable primary bedroom along with two additional bedrooms. The basement includes 1 bedroom, 1 bath, its own furnace, and private entry. Enjoy year-round comfort with air conditioning and dual furnaces. A detached double garage completes the property. Located in desirable Idylwylde, you're close to shopping, transit, Whyte Ave, and Mill Creek Ravine.

Built in 2014

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4457192  |
| Price          | \$619,899 |
| Bedrooms       | 4         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,819     |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 2014          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | 2 Storey      |
| Status     | Active        |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 7941 83 Avenue |
| Area        | Edmonton       |
| Subdivision | Idylwylde      |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6C 1A5        |

### Amenities

|           |                                                                                                                        |
|-----------|------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Front Porch, See Remarks |
| Parking   | Double Garage Detached                                                                                                 |

### Interior

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                  |
| Appliances        | Dishwasher-Built-In, Garage Control, Window Coverings, See Remarks, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Microwave Hood Fan-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                         |
| Stories           | 3                                                                                                                                                 |
| Has Suite         | Yes                                                                                                                                               |
| Has Basement      | Yes                                                                                                                                               |
| Basement          | Full, Finished                                                                                                                                    |

### Exterior

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                             |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                        |
| Construction      | Wood, Vinyl                                                                             |
| Foundation        | Concrete Perimeter                                                                      |

### Additional Information

Date Listed September 11th, 2025

Days on Market 5

Zoning Zone 18

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Listing information last updated on September 16th, 2025 at 2:32pm MDT