

## \$839,900 - 10115 83 Avenue, Edmonton

MLS® #E4444585

**\$839,900**

8 Bedroom, 4.00 Bathroom, 1,678 sqft

Single Family on 0.00 Acres

Strathcona, Edmonton, AB

Old Strathcona 4 Plex 10115 - 83 Avenue. All the appeal of this great area near University of Alberta, just a block from STRATHCONA FARMERS MARKET and RIVER VALLEY VIEWS , Restaurants and entertainment just out the door. Rented longer term. Could also be a short term rental CASH COW! Four two bedroom units in total. Main floor just over 1800 sq ft, 4 furnaces, 5 electrical meters and double detached garage with door opener and separate rental potential. It's a great opportunity to invest!!

Built in 1958

### Essential Information

|                |                 |
|----------------|-----------------|
| MLS® #         | E4444585        |
| Price          | \$839,900       |
| Bedrooms       | 8               |
| Bathrooms      | 4.00            |
| Full Baths     | 4               |
| Square Footage | 1,678           |
| Acres          | 0.00            |
| Year Built     | 1958            |
| Type           | Single Family   |
| Sub-Type       | 4PLEX           |
| Style          | Raised Bungalow |
| Status         | Active          |

### Community Information



|             |                 |
|-------------|-----------------|
| Address     | 10115 83 Avenue |
| Area        | Edmonton        |
| Subdivision | Strathcona      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6E 2C5         |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | See Remarks                                      |
| Parking   | Double Garage Detached, Rear Drive Access, Stall |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dryer, Refrigerator, Washer, See Remarks, Refrigerators-Two, Stoves-Two |
| Heating      | Forced Air-2, Natural Gas   |
| Stories      | 2   |
| Has Suite    | Yes   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### **Exterior**

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Vinyl        |
| Exterior Features | Shopping Nearby    |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl        |
| Foundation        | Concrete Perimeter |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 26th, 2025 |
| Days on Market | 12              |
| 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 July 8th, 2025 at 12:02am MDT