

## \$417,900 - 10517 82 Street, Edmonton

MLS® #E4458913

**\$417,900**

2 Bedroom, 2.00 Bathroom, 987 sqft

Single Family on 0.00 Acres

Forest Heights (Edmonton), Edmonton, AB

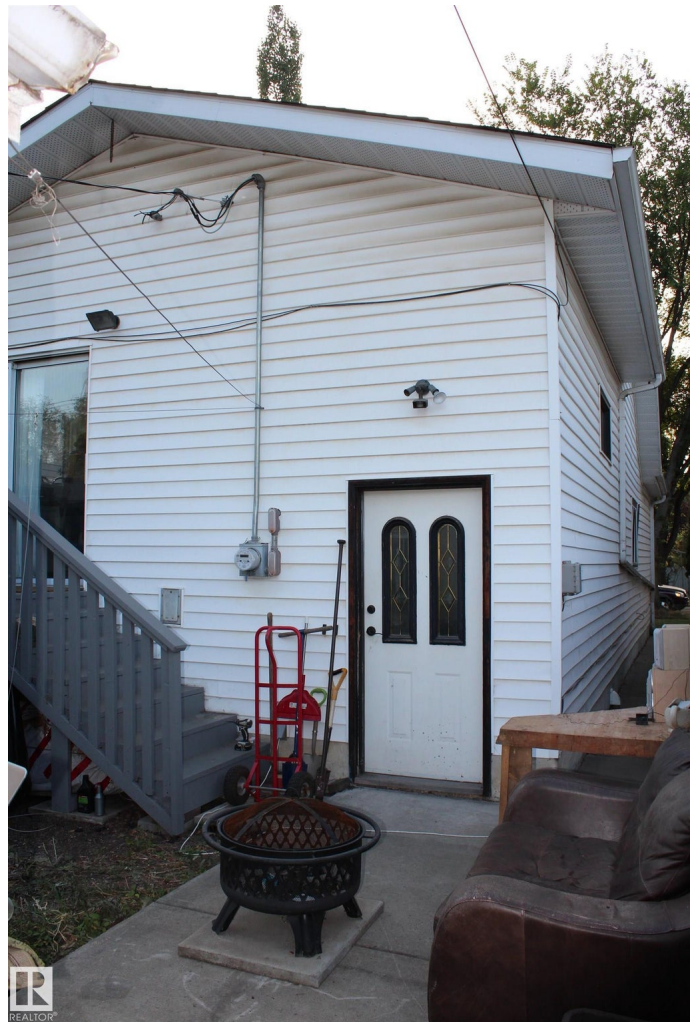
Ultimate investment opportunity in the heart of Forrest Heights! This gem is filled with limitless opportunity! NEW PROFESSIONALLY COMPLETED SHINGLES with 20 year warranty! Fun and unique floor plan with high ceilings, family room is spacious connecting to the large dining area, two bedrooms with coved ceiling accents off the family room. Upgraded 4 piece bathroom on the main level, den/office space too! Steps up to the upgraded cape cod style eat in kitchen, Bosch appliances throughout, with patio doors to the deck perfect for the BBQ, cozy sitting area nestled off the side. Backyard has an oversized single garage. Lower level has a laundry area just off the base of the stairs with separate basement entrance. Basement is ready for some sweat equity for the in laws with ample flooring, cupboards, etc! Additional area for second family room, quaint eating area and one bedroom. Bathroom already complete! Close to public transport, downtown, great restaurants, river valley, schools and shopping.

Built in 1935

### Essential Information

MLS® # E4458913

Price \$417,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	987
Acres	0.00
Year Built	1935
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	10517 82 Street
Area	Edmonton
Subdivision	Forest Heights (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 3M9

### **Amenities**

Amenities	Deck, Detectors Smoke, See Remarks
Parking	Single Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, See Remarks

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Low Maintenance Landscape, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed September 21st, 2025

Days on Market 20

Zoning Zone 19

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Listing information last updated on October 11th, 2025 at 1:32pm MDT