

## \$449,900 - 7920 76 Avenue, Edmonton

MLS® #E4457212

**\$449,900**

4 Bedroom, 2.00 Bathroom, 1,052 sqft

Single Family on 0.00 Acres

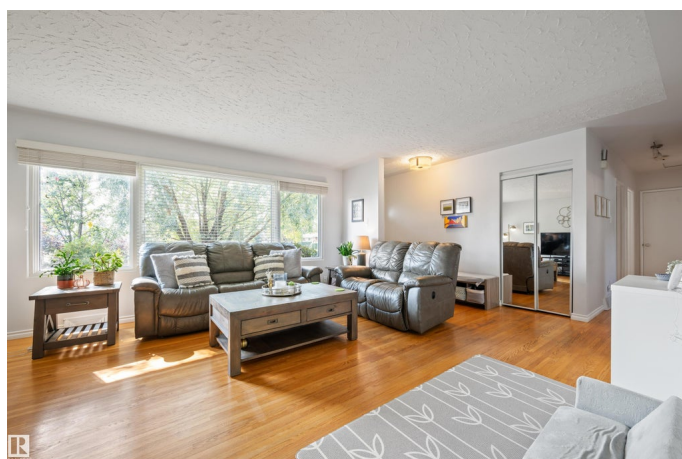
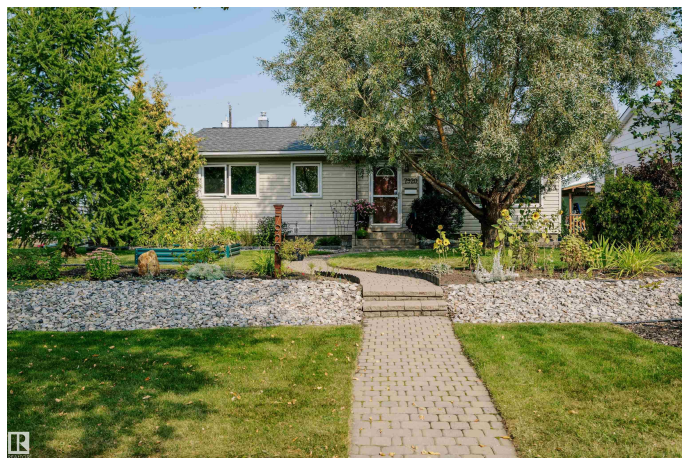
King Edward Park, Edmonton, AB

Welcome to this beautifully updated bungalow in sought-after King Edward Park, situated on a huge lot with exquisite landscaping front and back. This bright and inviting home features 3 bedrooms upstairs and 1 downstairs, offering plenty of space for families or guests. The kitchen and both full bathrooms have been tastefully updated, and the main living areas include two spacious living rooms for relaxing or entertaining. Major upgrades include a newer front window, high-efficiency furnace and hot water tank (2019), plus A/C installed in 2018 for year-round comfort. The lower level provides additional living space and storage, with lots of potential to build more equity. Outside, enjoy a beautifully maintained yard perfect for summer evenings. Ideally located close to schools, parks, shopping, and all amenities, with easy access to major arteries for commuting. This move-in ready home blends comfort, style, and convenience in a fantastic location.

Built in 1955

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4457212  |
| Price     | \$449,900 |
| Bedrooms  | 4         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,052                  |
| Acres          | 0.00                   |
| Year Built     | 1955                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 7920 76 Avenue   |
| Area        | Edmonton         |
| Subdivision | King Edward Park |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6C 0H5          |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Amenities      | Deck                               |
| Parking Spaces | 3                                  |
| Parking        | RV Parking, Single Garage Detached |

### Interior

|              |                                                                                                                        |
|--------------|------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                              |
| Stories      | 2                                                                                                                      |
| Has Basement | Yes                                                                                                                    |
| Basement     | Full, Finished                                                                                                         |

### Exterior

|                   |                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                    |
| Exterior Features | Back Lane, Fenced, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot |
| Roof              | Asphalt Shingles                                                                                               |
| Construction      | Wood, Vinyl                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                             |

### Additional Information

Date Listed September 11th, 2025

Days on Market 6

Zoning Zone 17

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 17th, 2025 at 8:47pm MDT