

# \$1,198,000 - 9761 90 Avenue, Edmonton

MLS® #E4456185

**\$1,198,000**

5 Bedroom, 3.50 Bathroom, 2,137 sqft  
Single Family on 0.00 Acres

Strathcona, Edmonton, AB

Stunning luxury infill just steps from Mill Creek Ravine. Perfectly situated on a 33 ft lot, this immaculate home offers a seamless open-concept design with a spacious chef’s kitchen featuring walnut cabinetry, premium Fisher & Paykel appliances, and a large island for entertaining. Upstairs boasts 3 generous bedrooms, a convenient laundry room, and spa-inspired baths with Japanese toilets. The fully finished basement adds 2 large rooms for guests, a gym, or office space. The oversized heated garage is fully finished with storage systems. Outdoors, enjoy a south-facing landscaped yard with a pergola, included fire table, and planter boxes – an entertainer’s dream. Located minutes from downtown and trails, this home blends upscale living with Edmonton’s best urban lifestyle.

Built in 2014

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | E4456185    |
| Price          | \$1,198,000 |
| Bedrooms       | 5           |
| Bathrooms      | 3.50        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,137       |
| Acres          | 0.00        |



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

### Community Information

|             |                |
|-------------|----------------|
| Address     | 9761 90 Avenue |
| Area        | Edmonton       |
| Subdivision | Strathcona     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6E 2S8        |

### Amenities

|           |                                            |
|-----------|--------------------------------------------|
| Amenities | Ceiling 9 ft., Deck, Infill Property       |
| Parking   | Double Garage Detached, Heated, Over Sized |

### Interior

|                   |                                                                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                  |
| Appliances        | Dishwasher-Built-In, Dryer, Freezer, Hood Fan, Oven-Built-In, Refrigerator, Washer, Water Softener, Window Coverings, See Remarks, Stove-Induction, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                               |
| Fireplaces        | Direct Vent                                                                                                                                                       |
| Stories           | 3                                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                                               |
| Basement          | Full, Finished                                                                                                                                                    |

### Exterior

|                   |                                                                                                                                                                                          |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Concrete, Metal                                                                                                                                                                    |
| Exterior Features | Back Lane, Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, No Through Road, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | See Remarks                                                                                                                                                                              |
| Construction      | Wood, Concrete, Metal                                                                                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                                                                                       |

**Additional Information**

Date Listed               September 4th, 2025  
Days on Market        8  
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 September 12th, 2025 at 4:17pm MDT