

## \$519,900 - 6416 84 Street, Edmonton

MLS® #E4445672

**\$519,900**

3 Bedroom, 2.00 Bathroom, 1,014 sqft

Single Family on 0.00 Acres

Argyll, Edmonton, AB

Beautifully renovated home on a quiet tree lined street across from green space. This 3 bedrooms, 2 full bathrooms home has underwent some fabulous upgrades while still maintaining its character & charm. Upgrades include a timeless gourmet kitchen w/36" gas stove, subway tile backsplash, spacious eat in island, lots of storage cabinets & expansive counter space. 2 renovated bathrooms w/floating vanities and tiled tub & shower surrounds. Updated basement w/vinyl plank flooring, stone feature wall with electric fireplace & floating mantel. New concrete driveway, sidewalks & storage shed. Other upgrades include hotwater tank (2025), shingles on house (2017), furnace (2006). windows (2007). Walking distance to Millcreek Ravine. Trendy shops, cafes & restaurants near by. LRT for convenient commute to U of A, MacEwan University, NAIT and downtown. Quick access to Whitemud, Henday and Sherwood Park Freeway.

Built in 1955

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4445672  |
| Price     | \$519,900 |
| Bedrooms  | 3         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,014                  |
| Acres          | 0.00                   |
| Year Built     | 1955                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 6416 84 Street |
| Area        | Edmonton       |
| Subdivision | Argyll         |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6E 2W9        |

### Amenities

|           |   |
|-----------|---|
| Amenities | On Street Parking, No Smoking Home, Vinyl Windows |
| Parking   | Single Garage Detached                            |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Level Land, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stucco  |
| Foundation        | Concrete Perimeter  |

### School Information

|            |                            |
|------------|----------------------------|
| Elementary | Hazeldean , Mount Carmel   |
| Middle     | McKernan, Louis ST Laurent |
| High       | Strathcona                 |

### **Additional Information**

|             |                |
|-------------|----------------|
| Date Listed | July 3rd, 2025 |
|-------------|----------------|

|                |   |
|----------------|---|
| Days on Market | 4 |
|----------------|---|

|        |         |
|--------|---------|
| Zoning | Zone 17 |
|--------|---------|

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Listing information last updated on July 6th, 2025 at 10:32pm MDT