# \$785,000 - 9015 140 Street, Edmonton

MLS® #E4431832

#### \$785,000

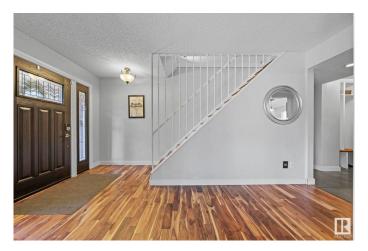
5 Bedroom, 3.50 Bathroom, 2,403 sqft Single Family on 0.00 Acres

Parkview, Edmonton, AB

The One You've Been Waiting for in Valleyview! This fantastic 2,400 sq. ft. home features 4+1 bedrooms, 3.5 baths, and an open layout on a desirable corner lot in sought-after Parkview. Step onto rich acacia hardwood flooring and into a spacious living room that opens to a 4-season sunroom and elegant dining area with built-ins. The remodeled kitchen is complete with quartz countertops and high-end stainless steel appliances. A versatile flex spaceâ€"perfect as a playroom, office, and/or mudroomâ€"offers access to both side yards. Upstairs, you'II find four generous bedrooms, including a large primary suite with a 3-pc ensuite, a 4-pc bathroom, and a bonus room. The fully finished basement offers vinyl plank flooring, a huge rec room, bright 5th bedroom with a 3-pc ensuite, and a spacious laundry area. Enjoy the oversized double garage, massive brick patio, brand new furnace, abundant storage, and great curb appeal. Don't miss this fantastic opportunity in a prime Parkview location!







Built in 1962

### **Essential Information**

MLS® #	E4431832
Price	\$785,000

Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,403
Acres	0.00
Year Built	1962
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

# **Community Information**

Address	9015 140 Street
Area	Edmonton
Subdivision	Parkview
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 0J7

## Amenities

Amenities	Patio, Sunroom
Parking Spaces	4
Parking	Double Garage Attached

# Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

# Exterior

Exterior Wood, Brick, Vinyl

Exterior Features	Corner Lot, Fenced, Landscaped, Low Maintenance Landscape,		
	Playground Nearby, Public Transportation, Schools, Shopping Nearby		
Roof	Asphalt Shingles		
Construction	Wood, Brick, Vinyl		
Foundation	Concrete Perimeter		

#### **School Information**

Elementary	Parkview/ St.Paul
Middle	Parkview/ St.Rose
High	RossShepherd/ St.FX

#### **Additional Information**

Date Listed	April 19th, 2025
Days on Market	10
Zoning	Zone 10

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 April 29th, 2025 at 10:02am MDT