$395,000 - 7219 91 Ave, Edmonton

MLS® #E4448141

$395,000

4 Bedroom, 1.50 Bathroom, 1,382 sqft
Single Family on 0.00 Acres

Ottewell, Edmonton, AB

Investor alert! 3 Level Split in the very desirable community of Ottewell. Incredible curb appeal with new sidewalks and paved streets. Unique layout with 3 bedrooms up with 1 full bath. Living room with both a gas and wood burning stove on the main floor along with the kitchen area. Down below you'll find another living room with the 4th bedroom, 1/2 bath and laundry area. Large fully fenced backyard with lots of trees both front and back.

Built in 1961

Essential Information

MLS® #	E4448141
Price	$395,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,382
Acres	0.00
Year Built	1961
Type	Single Family
Sub-Type	Detached Single Family
Style	3 Level Split
Status	Active

Community Information

Address	7219 91 Ave
Area	Edmonton
Subdivision	Ottewell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6B 0R7

Amenities

Amenities	On Street Parking, Crawl Space, Exterior Walls- 2"x6", Open Beam, Vinyl Windows
Parking	Front Drive Access, Single Garage Attached

Interior

Appliances	None
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Woodstove
Stories	3
Has Basement	Yes
Basement	Partial, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped
Roof	Roll Roofing
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 16th, 2025
Days on Market	15
Zoning	Zone 18

Listing information last updated on July 30th, 2025 at 10:32pm MDT