\$839,000 - 9503 88 Avenue, Edmonton

MLS® #E4434089

\$839,000

4 Bedroom, 4.00 Bathroom, 1,988 sqft Condo / Townhouse on 0.00 Acres

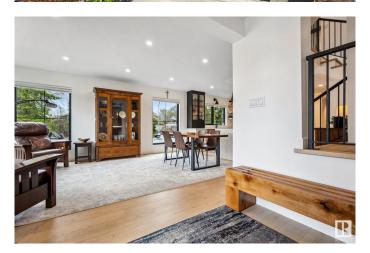
Bonnie Doon, Edmonton, AB

Elevated living in this modern 2.5-storey home showcasing panoramic downtown views from your rooftop patio all nestled in Bonnie Doon, steps from the Mill Creek Ravine.

Open-concept main floor makes this home feel spacious, modern, & filled with natural light. The kitchen showcases a stunning waterfall quartz island, full-height quartz backsplash, upgraded cabinetry, butlers pantry & a premium appliance package. The main floor mudroom, 2 pc bath & access to the rear detached DBL garage for added convenience. The primary bedroom offers a gorgeous 5 pc ensuite, with stand alone tub, dual vanity, custom glass shower, & walk in closet. 2 additional second floor bedrooms & laundry complete this floor. The 3rd floor loft has a stylish bar with dishwasher, fridge, custom wine room, gas FP & your roof top patio w/t bbg gas line & city views. The bsmnt rec room, add'l bedroom & bath provide ample space for family living. Close to top-rated schools, charming cafés, & just minutes from the heart of downtown.







Built in 2020

Essential Information

MLS® # E4434089 Price \$839,000 **Bedrooms** 4

4.00 Bathrooms

Full Baths 3

Half Baths

Square Footage 1,988

Acres 0.00 Year Built 2020

Type Condo / Townhouse

2

Sub-Type Half Duplex

Style 2 and Half Storey

Status Active

Community Information

Address 9503 88 Avenue

Area Edmonton

Subdivision Bonnie Doon

City Edmonton **ALBERTA** County

Province AB

T6C 1M7 Postal Code

Amenities

Amenities See Remarks

Double Garage Detached Parking

Interior

Interior Features ensuite bathroom

Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Hood **Appliances**

Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer,

Coverings, Wine/Beverage Cooler, Dishwasher-Two

Heating Forced Air-1, Natural Gas

Stories 4

Has Basement Yes

Full, Finished Basement

Exterior

Exterior Wood, Brick, Hardie Board Siding

See Remarks Exterior Features

Roof Flat Construction Wood, Brick, Hardie Board Siding

Foundation Concrete Perimeter

Additional Information

Date Listed May 2nd, 2025

Days on Market 37

Zoning Zone 18

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 June 8th, 2025 at 1:02am MDT