

## \$635,000 - 7928 98 Avenue, Edmonton

MLS® #E4431593

**\$635,000**

4 Bedroom, 2.00 Bathroom, 1,489 sqft

Single Family on 0.00 Acres

Forest Heights (Edmonton), Edmonton, AB

SPACIOUS 4-BEDROOM BUNGALOW, OVERSIZED GARAGE & LOT IN FOREST HEIGHTS Discover this well maintained beautifully updated home situated on a generous 54' x 150' lot in the desirable Forest Heights neighborhood. Versatile primary suite/family room with vaulted ceiling, this residence offers both comfort and flexibility. Recent upgrades, including a newer roof, windows, hardwood floors, air conditioning, hot water tank, furnace, and sewer line. All new kitchen cabinets, remodelled bathrooms & IN-LAW SUITE. Lots of room for storage plus approx. 400 sq. ft. CRAWL SPACE. Step outside through the dining room's patio doors to a maintenance-free 12' x 16' Dura Deck, perfect for summer BBQ's & gatherings. The fully landscaped backyard is enclosed with a chain-link fence and privacy slats, providing a serene outdoor space. A spacious 26' x 28' garage completes this exceptional property. Close to the River Valley, downtown, and all amenities. "YOUR NEW HOME backs onto greens space - see it before it's gone!!!

Built in 1957

### Essential Information

MLS® #

E4431593



|                |                        |
|----------------|------------------------|
| Price          | \$635,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,489                  |
| Acres          | 0.00                   |
| Year Built     | 1957                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 7928 98 Avenue            |
| Area        | Edmonton                  |
| Subdivision | Forest Heights (Edmonton) |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6A 0B4                   |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Air Conditioner, No Smoking Home, Skylight, Vaulted Ceiling |
| Parking Spaces | 6   |
| Parking        | Double Garage Detached, Over Sized, Rear Drive Access       |

### Interior

|              |   |
|--------------|---|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Garage Opener, Garburator, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Back Lane, Backs Onto Park/Trees, Fenced, Flat Site, Landscaped, Playground Nearby, Schools, Shopping Nearby, Treed Lot |

|                 |                    |
|-----------------|--------------------|
| Lot Description | 54' x 150' ft      |
| Roof            | Asphalt Shingles   |
| Construction    | Wood, Stucco       |
| Foundation      | Concrete Perimeter |

### **School Information**

|            |                           |
|------------|---------------------------|
| Elementary | Forest Heights elementary |
| High       | McNally High School       |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 13               |
| Zoning         | Zone 19          |

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Listing information last updated on April 30th, 2025 at 4:32pm MDT