

# \$579,999 - 8125 84 Avenue, Edmonton

MLS® #E4450827

**\$579,999**

5 Bedroom, 2.00 Bathroom, 1,053 sqft  
Single Family on 0.00 Acres

Idylwylde, Edmonton, AB

Welcome to this beautifully upgraded raised bungalow, just steps from Bonnie Doon Mall, in the heart of Idylwylde – a vibrant and growing community perfect for families! This spacious and sun-filled home sits on a 44x120ft lot and offers incredible versatility for living. The main floor boasts a bright and functional layout with large windows, separate living and dining areas, a modern kitchen, full bathroom, and 3 generously sized bedrooms, including a primary bedroom with a closet. Downstairs, the FULLY FINISHED BASEMENT with SEPARATE ENTRANCE is ideal for extended family living. It includes a second kitchen, 2 more bedrooms (each with closets), a full bathroom, den, utility room, and a large rec room – all designed for comfort and space. To top it off, enjoy the convenience of a detached double garage, and plenty of room to relax or entertain both. Whether you’re an investor, a growing family, this home checks all the boxes!

Built in 1956

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4450827  |
| Price     | \$579,999 |
| Bedrooms  | 5         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,053                  |
| Acres          | 0.00                   |
| Year Built     | 1956                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Raised Bungalow        |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 8125 84 Avenue |
| Area        | Edmonton       |
| Subdivision | Idylwylde      |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6C 1C7        |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Detectors Smoke        |
| Parking   | Double Garage Detached |

### Interior

|              |                                              |
|--------------|----------------------------------------------|
| Appliances   | Dryer, Washer, Refrigerators-Two, Stoves-Two |
| Heating      | Forced Air-2, Natural Gas                    |
| Stories      | 2                                            |
| Has Suite    | Yes                                          |
| Has Basement | Yes                                          |
| Basement     | Full, Finished                               |

### Exterior

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                                                                         |
| Exterior Features | Back Lane, Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                            |
| Construction      | Wood, Stone, Stucco                                                                                         |
| Foundation        | Concrete Perimeter                                                                                          |

### Additional Information

Date Listed July 31st, 2025

Days on Market 2

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 August 2nd, 2025 at 8:02am MDT