

\$749,888 - 10708 76 Avenue, Edmonton

MLS® #E4449393

\$749,888

4 Bedroom, 2.50 Bathroom, 2,297 sqft

Single Family on 0.00 Acres

Queen Alexandra, Edmonton, AB

Welcome to this beautifully maintained 2-storey home in the heart of Queen Alexandra, only minutes from the University of Alberta, Whyte Avenue, and Downtown. Offering 2300 sq ft above grade, this spacious property features a bright open concept main floor with 9'™ ceilings, hardwood and tile flooring, and a cozy gas fireplace. The chef's kitchen boasts solid maple cabinetry, granite counters, stainless steel appliances, and a large island perfect for gatherings. Upstairs you'll find 4 bedrooms including a generous primary suite with a spa-like ensuite and walk-in closet. The basement with 9'™ ceilings and side entry is ready for future development. Enjoy a fully fenced yard, landscaped with mature trees, and a double detached garage with alley access. Located steps to parks, schools, and transit—this home blends comfort and convenience in one of Edmonton's most desirable central communities.

Built in 2006

Essential Information

MLS® #	E4449393
Price	\$749,888
Bedrooms	4
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	2,297
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	10708 76 Avenue
Area	Edmonton
Subdivision	Queen Alexandra
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 1L7

Amenities

Amenities	Detectors Smoke, No Smoking Home
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 24th, 2025
Days on Market	24
Zoning	Zone 15

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 17th, 2025 at 2:47am MDT