

## **\$389,900 - 9321 72 Avenue, Edmonton**

---

MLS® #E4437314

**\$389,900**

3 Bedroom, 2.00 Bathroom, 947 sqft

Single Family on 0.00 Acres

Hazeldean, Edmonton, AB

Solid 3 bedroom raised bungalow, on a quiet street in Hazeldean, just a block from the ravine! Mature lot with lots of perennials huge garden and an oversized single garage. Recent upgrades include newer triple glazed Windows, roof, Insulation and hi-eff furnace. Home has original custom inlay hardwood floors throughout, coved ceilings and lots of charm. Solar powered clothes dryer included. The kitchen has a gas connection for the stove as well as a 220 outlet in the basement if desired. Decent sized lot at 42x130' gives lots of room for outdoor enjoyment.

Built in 1953

### **Essential Information**

MLS® #	E4437314
Price	\$389,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	947
Acres	0.00
Year Built	1953
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active



## Community Information

Address 9321 72 Avenue  
Area Edmonton  
Subdivision Hazeldean  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6E 0Y3

## Amenities

Amenities Vinyl Windows, See Remarks  
Parking Spaces 3  
Parking Over Sized, Single Garage D

## Interior

Appliances Refrigerator, Stove-Gas  
Heating Forced Air-1, Natural Gas  
Stories 2  
Has Basement Yes  
Basement Full, Partially Finished

## Exterior

Exterior Wood, Stucco  
Exterior Features Back Lane, Schools, See Re  
Roof Asphalt Shingles  
Construction Wood, Stucco  
Foundation Slab

## School Information

Elementary Hazeldean Schoo;l

## Additional Information

Date Listed May 18th, 2025  
Days on Market 4  
Zoning Zone 17

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 May 22nd, 2025 at 8:32pm MDT

