

## \$750,000 - 10511 76 Street, Edmonton

MLS® #E4448516

**\$750,000**

5 Bedroom, 3.50 Bathroom, 2,109 sqft

Single Family on 0.00 Acres

Forest Heights (Edmonton), Edmonton, AB

LEGAL SUITE ALERT in Forest Heights! This stylish 2-storey offers over 2100 sq ft above grade plus a legal 2-bedroom, 1000 sq ft basement suite with private side entry—ideal for income or extended family. The main floor stuns with 10'™ ceilings, crown mouldings, fireplace, and open concept design. The kitchen is a showstopper with granite counters, full-height cabinetry, soft-close drawers, walk-in pantry, wine fridge, gas range, and oversized island. Upstairs features vaulted ceilings, a large primary suite with 5-piece ensuite and walk-in closet, 2 more bedrooms, and laundry. The suite below has 9'™ ceilings, large windows, open kitchen/living area, full bath, 2 bedrooms, and its own laundry. The yard is smaller, low maintenance, and newly landscaped with fruit trees and bushes. Oversized double garage. All appliances and most basement furnishings included (excl. table and chairs).

Built in 2007

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4448516  |
| Price      | \$750,000 |
| Bedrooms   | 5         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 2,109                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 10511 76 Street           |
| Area        | Edmonton                  |
| Subdivision | Forest Heights (Edmonton) |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6A 3B2                   |

### Amenities

|           |                                                       |
|-----------|-------------------------------------------------------|
| Amenities | Air Conditioner, Closet Organizers, Deck, Front Porch |
| Parking   | Double Garage Detached                                |

### Interior

|                   |                                                                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                  |
| Appliances        | Fan-Ceiling, Garage Control, Garage Opener, Window Coverings, Wine/Beverage Cooler, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                                               |
| Fireplaces        | Stone Facing, Three Sided                                                                                                                                                         |
| Stories           | 3                                                                                                                                                                                 |
| Has Suite         | Yes                                                                                                                                                                               |
| Has Basement      | Yes                                                                                                                                                                               |
| Basement          | Full, Finished                                                                                                                                                                    |

### Exterior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal, Stone, Vinyl                                                                                                     |
| Exterior Features | Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, |

|              |                           |
|--------------|---------------------------|
|              | Shopping Nearby           |
| Roof         | Asphalt Shingles          |
| Construction | Wood, Metal, Stone, Vinyl |
| Foundation   | Concrete Perimeter        |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 18th, 2025 |
| Days on Market | 21              |
| Zoning         | Zone 19         |

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Listing information last updated on August 8th, 2025 at 4:02am MDT