

\$2,300,000 - 10918/20 76 Avenue, Edmonton

MLS® #E4433312

\$2,300,000

10 Bedroom, 12.00 Bathroom, 3,666 sqft

Single Family on 0.00 Acres

McKernan, Edmonton, AB

LOCATION LOCATION! INVESTORS/MULTI FAMILY buyers ALERT! MLI select approved. Welcome to McKernan, just steps from the **UNIVERSITY OF ALBERTA**. This property is perfect for all owners, savvy investors, or multi-generational families. Offering a total of 12 bedrooms and 12 full bathrooms 11 of which are **ENSUITES**, plus two self-contained bachelor suites, the property consists of six legal suites with main-floor bedrooms and 4 **PIECE** bathrooms across both units. Enjoy a modern open-concept layout, upscale finishes, and spacious master suites. Each legal basement suite includes 2 bedrooms, 2 **FULL** bathrooms, a side entrance, full kitchen, and in-suite laundry. The detached garden suite adds even more value, featuring a private 1-bedroom, 1-bathroom unit complete with its own kitchen. Additional highlights include detached single-car garages and a prime location close to top-rated schools, shopping, hospitals, and public transit. A rare turnkey opportunity in an unbeatable location!

Built in 1947

Essential Information

MLS® #	E4433312
Price	\$2,300,000
Bedrooms	10



Bathrooms	12.00
Full Baths	12
Square Footage	3,666
Acres	0.00
Year Built	1947
Type	Single Family
Sub-Type	Duplex Side By Side
Style	2 Storey
Status	Active

Community Information

Address	10918/20 76 Avenue
Area	Edmonton
Subdivision	McKernan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0J7

Amenities

Amenities	See Remarks
Parking	Single Garage Attached, See Remarks

Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	See Remarks
Construction	Wood, Vinyl
Foundation	See Remarks

Additional Information

Date Listed April 29th, 2025
Days on Market 3
Zoning Zone 15

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