

## \$718,000 - 10072 90 Street, Edmonton

MLS® #E4441450

**\$718,000**

4 Bedroom, 3.50 Bathroom, 1,818 sqft

Single Family on 0.00 Acres

Riverdale, Edmonton, AB

Tucked into one of Riverdale's most sought-after streets, this thoughtfully designed home offers the perfect blend of charm, comfort, and location. Just minutes from downtown and steps from Riverdale Park, trails, and the Riverside Golf Course, this home is ideal for those seeking both connection and quiet. The main level features 10-foot ceilings, large windows, hardwood flooring, a cozy gas fireplace, and a functional open-concept layout. The kitchen includes solid cabinetry, stainless steel appliances, a walk-in pantry, and a central island for casual dining. Upstairs, the spacious primary bedroom includes an ensuite and walk-in closet, with two additional bedrooms offering flexibility for family or work-from-home needs. The fully finished basement features 9-foot ceilings, a fourth bedroom, a full bathroom, laundry area, and a theatre-style recreation room complete with a wet bar and fireplace. It's the perfect space for relaxing or entertaining. A private backyard with mature landscaping is wonderful

Built in 2003

### Essential Information

MLS® # E4441450

Price \$718,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,818
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	10072 90 Street
Area	Edmonton
Subdivision	Riverdale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 4P2

### Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, Patio, See Remarks
Parking Spaces	4
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Mantel, See Remarks
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Riverdale School
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### **Additional Information**

Date Listed	June 9th, 2025
Days on Market	6
Zoning	Zone 13

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