

\$790,000 - 10221 88 Street, Edmonton

MLS® #E4432979

\$790,000

3 Bedroom, 2.50 Bathroom, 1,779 sqft

Single Family on 0.00 Acres

Riverdale, Edmonton, AB

River backing executive home with the river & its trails as your back yard. Located in central Riverdale with a small community vibe & yet is within walking distance to downtown and its offerings. No expenses spared, featuring a total of 3 bdms & 2.5 bths, Acrylic stucco/eifs system, R-26 walls/R-60 roof insulation, In floor heating throughout including the garage, water & drain in the garage, 2 sump pumps, gas line on the lower balcony, & solar panels. Enjoy a beautiful open concept, gourmet kitchen with gas stove, stunning granite island, huge pantry, 2 river facing balconies, gorgeous entertaining spaces with gas fireplaces with the upper having an impressive wet bar. Love the water fall shower, double sinks, and walk-in closet off the large primary bedroom. Then there are the parks, schools, and a golf course just down the street. Commuting is a breeze with close proximity to freeways, bridges & the Henday. There is not much that will compare to the trails and beauty of the river valley. Life is good!

Built in 2010

Essential Information

MLS® # E4432979

Price \$790,000

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,779 |
| Acres | 0.00 |
| Year Built | 2010 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 10221 88 Street |
| Area | Edmonton |
| Subdivision | Riverdale |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5H 1P4 |

Amenities

| | |
|----------------|---|
| Amenities | Hot Water Natural Gas, Infill Property, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, Solar Equipment |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Fan-Ceiling, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Water Softener, Window Coverings, Wine/Beverage Cooler, See Remarks |
| Heating | In Floor Heat System, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Stone Facing |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Stucco |
| Exterior Features | Back Lane, Backs Onto Park/Trees, Golf Nearby, Landscaped, Paved Lane, Playground Nearby, Public Transportation, River View, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 25th, 2025 |
| Days on Market | 5 |
| Zoning | Zone 13 |

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Listing information last updated on April 30th, 2025 at 8:02am MDT