

\$975,000 - 7303 118a Street, Edmonton

MLS® #E4432840

\$975,000

4 Bedroom, 2.00 Bathroom, 1,229 sqft

Single Family on 0.00 Acres

Belgravia, Edmonton, AB

Substantially renovated, this stunning 1228 sf bungalow is situated on a quiet street in the heart of Belgravia. River valley parks, trails and off-leash areas are a stroll away, the U of A is within walking/cycling distance and there are 2 LRT stations nearby. The main floor was completely redone in 2017, including a stunning kitchen with high-end Miele appliances. Design Two Group Inc and Quadrant Construction ensured thoughtful design and quality finishing, resulting in beautiful and functional spaces. White oak hardwood, a sleek gas fireplace, and custom lighting and window treatments add to the appeal, while new insulation and wiring add to the home's comfort and longevity. 3+1 bedrooms provide ample living/working space and there's a large family room in the updated lower level (2024). 2 storage rooms and a large utility room offer ample storage space plus there's an attached garage as well. You'll love the professionally landscaped 8474 sf lot (2023) with its private fenced back yard. Central A/C!

Built in 1954

Essential Information

MLS® # E4432840

Price \$975,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,229
Acres	0.00
Year Built	1954
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	7303 118a Street
Area	Edmonton
Subdivision	Belgravia
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 1V3

Amenities

Amenities	Air Conditioner, Hot Water Natural Gas, Insulation-Upgraded, No Smoking Home, Parking-Extra, Smart/Program. Thermostat, Vinyl Windows, Workshop, See Remarks
Parking Spaces	6
Parking	RV Parking, Single Garage Attached

Interior

Appliances	Air Conditioning-Central, Hood Fan, Oven-Built-In, Storage Shed, Water Softener, Window Coverings, Refrigerators-Two, Stove-Countertop Inductn
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Landscaped, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot, See Remarks
Lot Description	41.8 x 11.0
Roof	Tar & Gravel
Construction	Wood, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Belgravia School
Middle	McKernan School
High	Strathcona School

Additional Information

Date Listed	April 25th, 2025
Days on Market	5
Zoning	Zone 15

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 April 30th, 2025 at 1:02am MDT