

## \$699,000 - 10212-10214 79 Street, Edmonton

MLS® #E4441880

**\$699,000**

8 Bedroom, 4.00 Bathroom, 1,792 sqft

Single Family on 0.00 Acres

Forest Heights (Edmonton), Edmonton, AB

Forest Heights investment Alert! SIDE BY SIDE DUPLEX WITH KITCHENS IN THE BASEMENT â€“ Bi-level Style â€“ Well maintained â€“ Upgrades throughout the years â€“ 8 bedrooms and 4 bathrooms -Main floors â€“ 895sqft (2 bedrooms, 1 bathroom, kitchen, laundry, balcony) - 895sqst (2 bedrooms, 1 bathroom, kitchen, laundry, balcony) â€“ Basements - 769sqft (2 bedrooms, 1 bathroom, kitchen, laundry, ) - 745sqft (2 bedrooms, 1 bathroom, kitchen, laundry) â€“ Each side has a single detached garage with additional parking onsite â€“ located on a 6277sqft lot - 45ft x 140ft! Walking distance to all shopping, schools, public transit & the river valley.

Built in 1972

### Essential Information

MLS® #	E4441880
Price	\$699,000
Bedrooms	8
Bathrooms	4.00
Full Baths	4
Square Footage	1,792
Acres	0.00
Year Built	1972
Type	Single Family



Sub-Type	Duplex Side By Side
Style	Bi-Level
Status	Active

### Community Information

Address	10212-10214 79 Street
Area	Edmonton
Subdivision	Forest Heights (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 3G5

### Amenities

Amenities	Detectors Smoke
Parking Spaces	4
Parking	Double Garage Detached, Over Sized

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, See Remarks, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Forest Heights School
Middle	Hardisty School
High	McNally School

### Additional Information

Date Listed June 12th, 2025

Days on Market 68

Zoning Zone 19

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