

\$459,900 - 7621 91 Avenue, Edmonton

MLS® #E4433104

\$459,900

4 Bedroom, 2.00 Bathroom, 1,121 sqft
Single Family on 0.00 Acres

Holyrood, Edmonton, AB

Welcome to Holyrood! Sitting on a large rectangular lot with a south-facing backyard, this bungalow offers incredible potential. Could be perfect for an investor or developer looking to repurpose the land, or a young family wanting to renovate a well-built home with great bones in a desirable location. Featuring 2+2 bedrooms, 2 full bathrooms, a finished basement, and a stucco exterior, the home is close to schools, parks, shopping, public transportation and offers easy access to downtown. A great opportunity to invest, renovate, or rebuild in one of Edmonton’s established communities!



Built in 1953

Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4433104 |
| Price | \$459,900 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,121 |
| Acres | 0.00 |
| Year Built | 1953 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |

| | |
|--------|--------|
| Status | Active |
|--------|--------|

Community Information

| | |
|-------------|----------------|
| Address | 7621 91 Avenue |
| Area | Edmonton |
| Subdivision | Holyrood |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6C 1P7 |

Amenities

| | |
|-----------|------------------------|
| Amenities | See Remarks |
| Parking | Double Garage Detached |

Interior

| | |
|--------------|---|
| Appliances | Dryer, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Freestanding, See Remarks |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 27th, 2025 |
| Days on Market | 4 |
| Zoning | Zone 18 |

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 May 1st, 2025 at 1:02pm MDT