

Courtesy Of Jeff Pringle Of Real Broker

\$885,000 - 9654 100 Street, Edmonton

MLS® #E4434934

\$885,000

4 Bedroom, 3.50 Bathroom, 2,035 sqft

Single Family on 0.00 Acres

Rosssdale, Edmonton, AB

Stunning Riverfront Home! Beautiful 4 bed, 3.5 bath custom-built property with over \$100K in upgrades! Steps from the River Valley & minutes to downtown. Features include electric car plug-in, Nest thermostats, in-floor heating (basement + 2nd & 3rd floors), and new triple-pane windows throughout. High-end tile on main, hardwood upstairs, and two real wood-burning fireplaces. Chef's kitchen with granite counters and premium appliances. Fully finished basement with stylish den, mini-bar, guest bedroom, and steam shower. Primary bedroom overlooks the River Valley with an upgraded ensuite. Bright 3rd-floor bonus room offers stunning skyline views – perfect for a home office or entertaining. Prime location you don't want to miss!

Built in 1988

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4434934 |
| Price | \$885,000 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,035 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 1988 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 9654 100 Street |
| Area | Edmonton |
| Subdivision | Rossdale |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5K 0T6 |

Amenities

| | |
|---------------|---|
| Amenities | Carbon Monoxide Detectors, Deck, Detectors Smoke, Front Porch |
| Parking | See Remarks |
| Is Waterfront | Yes |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Alarm/Security System, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer, Curtains and Blinds |
| Heating | Forced Air-1, In Floor Heat System, Natural Gas |
| Stories | 4 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Corner Lot, Fenced, Golf Nearby, Picnic Area, Public Swimming Pool, Public Transportation, Ravine View, River Valley View, River View, Ski Hill Nearby, View City, View Downtown, Waterfront Property |
| Roof | Wood Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed May 6th, 2025

Days on Market 115

Zoning Zone 12

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Listing information last updated on August 29th, 2025 at 3:02am MDT