

## \$529,900 - 13403 73 Street, Edmonton

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MLS® #E4439782

**\$529,900**

5 Bedroom, 2.00 Bathroom, 1,051 sqft

Single Family on 0.00 Acres

Delwood, Edmonton, AB

LEGAL BASEMENT SUITE!! Live up and rent down, or rent both! This gorgeous mortgage helper has been all permitted by the City of Edmonton. Essentially a brand new house!! Located in the desirable community of Delwood, this 3+2 FULLY RENOVATED is absolutely stunning! Situated on a huge massive lot, with large double detached garage PLUS RV PARKING, facing a school park. This home is 99.9% brand spanking new! From top to bottom. Even has new concrete walkways! Too many details to list! Expect to be impressed!

Built in 1966

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4439782               |
| Price          | \$529,900              |
| Bedrooms       | 5                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,051                  |
| Acres          | 0.00                   |
| Year Built     | 1966                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |



## Community Information

|             |                 |
|-------------|-----------------|
| Address     | 13403 73 Street |
| Area        | Edmonton        |
| Subdivision | Delwood         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5C 0T7         |

## Amenities

|                |   |
|----------------|---|
| Amenities      | Detectors Smoke, No Animal Home, No Smoking Home, See Remarks |
| Parking Spaces | 4   |
| Parking        | Double Garage Detached, Over Sized                            |

## Interior

|              |                           |
|--------------|---------------------------|
| Appliances   | None                      |
| Heating      | Forced Air-1, Natural Gas |
| Fireplace    | Yes                       |
| Fireplaces   | Insert                    |
| Stories      | 2                         |
| Has Suite    | Yes                       |
| Has Basement | Yes                       |
| Basement     | Full, Finished            |

## Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco, Vinyl  |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco, Vinyl  |
| Foundation        | Concrete Perimeter   |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 31st, 2025 |
| Days on Market | 44             |
| Zoning         | Zone 02        |

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