

## \$1,595,000 - 9952 82 Street, Edmonton

MLS® #E4421559

**\$1,595,000**

5 Bedroom, 4.00 Bathroom, 2,839 sqft

Single Family on 0.00 Acres

Forest Heights (Edmonton), Edmonton, AB

Discover this stunning property offering over 4,000 sq. ft. of meticulously designed living space. This 2-storey home with a 360° rooftop patio is finished on all levels, featuring a flex 2-bedroom basement suite and a triple heated garage. Designed for luxury and functionality, this home features 10-foot ceilings, floor-to-ceiling windows, smart lights, custom Forge 53 railings, a glass-enclosed office, and a stunning wine cabinet. The kitchen showcases a sprawling counter space, complemented by a one-of-a-kind prep kitchen, high end appliances, power cabinets and a gas range - all bathed in natural light. Expertly curated, the interior embodies elegance. White oak hardwood flooring, granite and leather-finished quartz counters, soaring ceilings. The ensuite offers a tranquil escape, while the expansive rooftop patio provides breathtaking downtown views. This is an unparalleled living experience. Don't miss your opportunity to own this extraordinary residence, only steps to the river valley.

Built in 2020

### Essential Information

|          |             |
|----------|-------------|
| MLS® #   | E4421559    |
| Price    | \$1,595,000 |
| Bedrooms | 5           |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 2                      |
| Square Footage | 2,839                  |
| Acres          | 0.00                   |
| Year Built     | 2020                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 9952 82 Street            |
| Area        | Edmonton                  |
| Subdivision | Forest Heights (Edmonton) |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6A 3L8                   |

### Amenities

|                |                                                                                                                                                                                                                |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Bar, Ceiling 10 ft., Closet Organizers, Hot Water Tankless, No Smoking Home, Smart/Program. Thermostat, Vaulted Ceiling, Wet Bar, Infill Property, Natural Gas BBQ Hookup, Rooftop Deck/Patio |
| Parking Spaces | 3                                                                                                                                                                                                              |
| Parking        | Triple Garage Detached                                                                                                                                                                                         |

### Interior

|                   |                                                                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                    |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Stove-Electric, Stove-Gas, Window Coverings, Wine/Beverage Cooler, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                                           |
| Fireplace         | Yes                                                                                                                                                                                                 |
| Fireplaces        | Mantel                                                                                                                                                                                              |
| Stories           | 4                                                                                                                                                                                                   |
| Has Suite         | Yes                                                                                                                                                                                                 |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Full, Finished |

**Exterior**

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior          | Wood, Metal, Stucco                                                            |
| Exterior Features | Fenced, Flat Site, Golf Nearby, Landscaped, Paved Lane, Schools, View Downtown |
| Roof              | Roll Roofing                                                                   |
| Construction      | Wood, Metal, Stucco                                                            |
| Foundation        | Concrete Perimeter                                                             |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 14th, 2025 |
| Days on Market | 72                  |
| Zoning         | Zone 19             |

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Listing information last updated on April 27th, 2025 at 11:02am MDT