

# \$899,000 - 10167 89 Street, Edmonton

MLS® #E4444707

**\$899,000**

5 Bedroom, 3.50 Bathroom, 2,337 sqft  
Single Family on 0.00 Acres

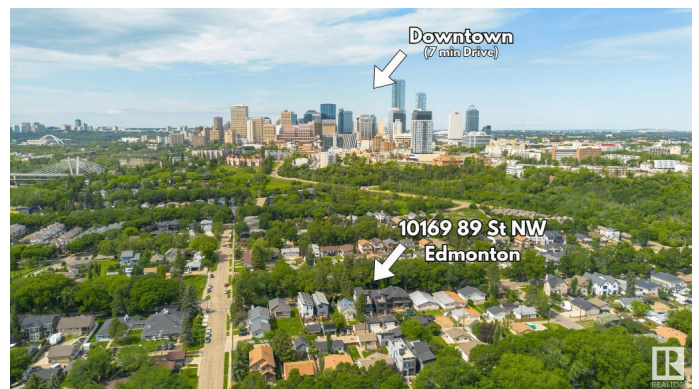
Riverdale, Edmonton, AB

Welcome to Riverdale—where modern living meets natural beauty. This 3-storey, 2,336 sq ft custom-built home is perfect for any family, offering vinyl plank flooring throughout (no carpet), 9' ceilings, and an open layout filled with light. The main floor features a massive kitchen with all the space you need, sleek modern finishes, quartz counters, and a huge pantry. Upstairs offers a serene primary suite with walk-in closet and spa-like ensuite, plus two more bedrooms and a full bath. A third-floor loft opens to a rooftop patio, ideal for relaxing or entertaining. The legal 2-bedroom basement suite is great for extended family or rental income. Double garage + extra parking. Steps to trails, schools, UofA, and downtown.

Built in 2022

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4444707  |
| Price          | \$899,000 |
| Bedrooms       | 5         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,337     |
| Acres          | 0.00      |
| Year Built     | 2022      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | 3 Storey               |
| Status   | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 10167 89 Street |
| Area        | Edmonton        |
| Subdivision | Riverdale       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5H 1P8         |

### Amenities

|           |  |
|-----------|--|
| Amenities | Bar, Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Patio, Storage-In-Suite, Natural Gas BBQ Hookup, Rooftop Deck/Patio |
| Parking   | Double Garage Detached   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Garage Control, Garage Opener, Hood Fan, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 4  |
| Has Suite         | Yes  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco, Vinyl  |
| Exterior Features | Fenced, Flat Site, Low Maintenance Landscape, Park/Reserve, Picnic Area, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Ravine View, River Valley View, River View, Schools, Shopping Nearby |
| Roof              | Flat   |
| Construction      | Wood, Stucco, Vinyl  |
| Foundation        | Concrete Perimeter   |

### Additional Information

Date Listed June 27th, 2025

Days on Market 6

Zoning Zone 13

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Listing information last updated on July 3rd, 2025 at 3:47am MDT