

\$1,080,000 - 9341 95 Street, Edmonton

MLS® #E4446926

\$1,080,000

2 Bedroom, 4.00 Bathroom, 2,553 sqft
Single Family on 0.00 Acres

Bonnie Doon, Edmonton, AB

A very well kept investment property on a very desirable street in Bonnie Donnie. Two suites completely renovated in the past 3 years. Solid and clean with low maintenance requirements and low operating costs.. Extremely low vacancy. 4-Plex offers 3; 3 bedroom and 1; 2 bedroom. Recently replaced roof/eavestroughs/windows on 4-Plex and garage. Common area redone. Most appliances new.

Built in 1971

Essential Information

MLS® #	E4446926
Price	\$1,080,000
Bedrooms	2
Bathrooms	4.00
Full Baths	4
Square Footage	2,553
Acres	0.00
Year Built	1971
Type	Single Family
Sub-Type	4PLEX
Style	Bi-Level
Status	Active

Community Information

Address 9341 95 Street



Area	Edmonton
Subdivision	Bonnie Doon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 3X1

Amenities

Amenities	Air Conditioner, Detectors Smoke, Fire Pit, Hot Water Electric, Intercom, No Animal Home, No Smoking Home, Parking-Extra, Parking-Plug-Ins, Storage-Locker Room, Vinyl Windows
Parking	Double Garage Detached

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Intercom, Microwave Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Baseboard, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Back Lane, Flat Site, Fruit Trees/Shrubs, Landscaped, Low Maintenance Landscape, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, Subdividable Lot
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 10th, 2025
Days on Market	23
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 August 2nd, 2025 at 12:32pm MDT