

## \$574,900 - 2444 78 Street, Edmonton

MLS® #E4446133

**\$574,900**

5 Bedroom, 3.50 Bathroom, 1,822 sqft

Single Family on 0.00 Acres

Meyonohk, Edmonton, AB

Beautifully updated 5-bedroom, 4-bathroom home nestled on a quiet, family-friendly cul-de-sac. This well-designed home offers a bright and functional layout with a spacious main floor, featuring a modern kitchen, generous dining area, cozy living room and family room—perfect for daily living and entertaining. Upstairs you'll find a full bathroom, 3 bedrooms, including a large primary suite with an ensuite bath and walk-in closet. The recently finished basement with side entrance adds incredible versatility with 2 additional bedrooms, a den, full bathroom, and a kitchenette—ideal for guests, or future secondary suite potential. Enjoy the convenience of an attached double garage and a large private yard with mature apple trees and a poured concrete patio. With many upgrades and renovations already done, this home is move-in ready and has been well maintained. A perfect blend of comfort, space, and opportunity in a sought-after neighborhood.

Built in 1978

### Essential Information

MLS® # E4446133

Price \$574,900

Bedrooms 5



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,822                  |
| Acres          | 0.00                   |
| Year Built     | 1978                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 2444 78 Street |
| Area        | Edmonton       |
| Subdivision | Meyonohk       |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6K 3W4        |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Off Street Parking, On Street Parking, Bar, No Animal Home, No Smoking Home, Patio, Wet Bar, Natural Gas BBQ Hookup |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Brick Facing   |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Metal |
|----------|-------------|

|                   |  |
|-------------------|--|
| Exterior Features | Cul-De-Sac, Fruit Trees/Shrubs, Schools, Treed Lot |
| Roof              | Asphalt Shingles                                   |
| Construction      | Wood, Metal  |
| Foundation        | Concrete Perimeter                                 |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 5th, 2025 |
| Days on Market | 16             |
| Zoning         | Zone 29        |

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Listing information last updated on July 21st, 2025 at 1:17am MDT