

\$559,900 - 9237 95 Street, Edmonton

MLS® #E4457242

\$559,900

5 Bedroom, 3.50 Bathroom, 1,852 sqft

Single Family on 0.00 Acres

Bonnie Doon, Edmonton, AB

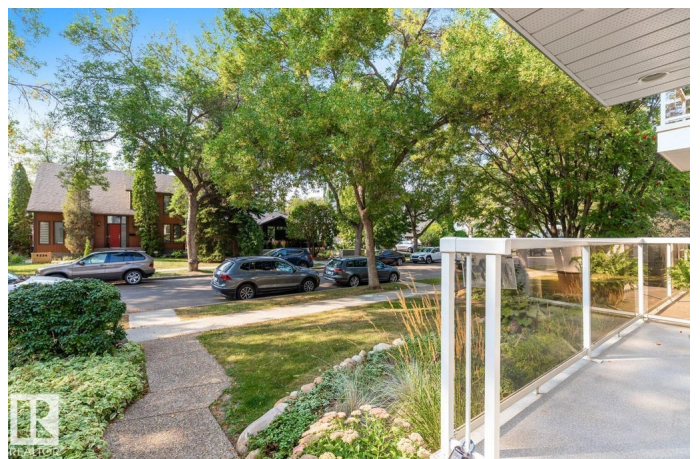
Fantastic Bonnie Doon location just steps from Mill Creek Ravine! This well-kept half duplex has been lovingly maintained & is move-in ready. Hardwood floors span the main level. Enjoy the open concept kitchen, dining area & family rm with sliding doors leading to the deck. The front living space is ideal for a reading nook or music rm. Also on this floor are the powder rm & laundry for added convenience. Upstairs features 3 bdrms, including a primary suite with a 4-piece ensuite, walk-in closet & private balcony. The fully finished lower level, with separate entrance, includes a living area, 2 bdrms, full bath, generous storage & is plumbed for a potential 2nd kitchen & basement laundry. The fenced backyard includes exposed aggregate walkways. A dbl detached garage & extra driveway parking complete the package. Located on a tree-lined street, just a short walk to Bonnie Doon Community Park with a playground, spray park, rink, & sledding hill. Close to schools, cafes, shopping, transit & mins to Downtown.

Built in 1994

Essential Information

MLS® # E4457242

Price \$559,900



Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,852
Acres	0.00
Year Built	1994
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	9237 95 Street
Area	Edmonton
Subdivision	Bonnie Doon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 3W9

Amenities

Amenities	See Remarks
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco

Foundation Concrete Perimeter

Additional Information

Date Listed September 11th, 2025

Days on Market 2

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 September 13th, 2025 at 10:17am MDT