

Courtesy Of Eric Chan Of MaxWell Progressive

\$425,000 - 10917 71 Ave, Edmonton

MLS® #E4441893

\$425,000

5 Bedroom, 3.50 Bathroom, 1,218 sqft

Condo / Townhouse on 0.00 Acres

Parkallen (Edmonton), Edmonton, AB

This is the opportunity youâ€™ve been waiting for. Welcome to 10917 71 Avenue NW, a rare find in Parkallan. A fully finished 3 + 2 bed, 3.5 bath half duplex with NO CONDO FEES, minutes from Whyte Ave and the U of A.

Perfect for families, professionals, or investors, this home offers over 1,700 sq ft of well

designed space with a bright, open concept main floor, modern kitchen with a pantry, and cozy living room with a gas fireplace. Upstairs, the spacious primary bedroom features a 4 piece ensuite with two more bedrooms and a full bath. The fully finished basement has two more bedrooms, a full bath, and a rec room.

Step outside and you'll find a detached single car garage, low maintenance yard, and unbeatable location. Whether you're buying to live or rent out, this home checks every box.

Built in 2015

Essential Information

MLS® # E4441893

Price	\$425,000
-------	-----------

Bedrooms 5

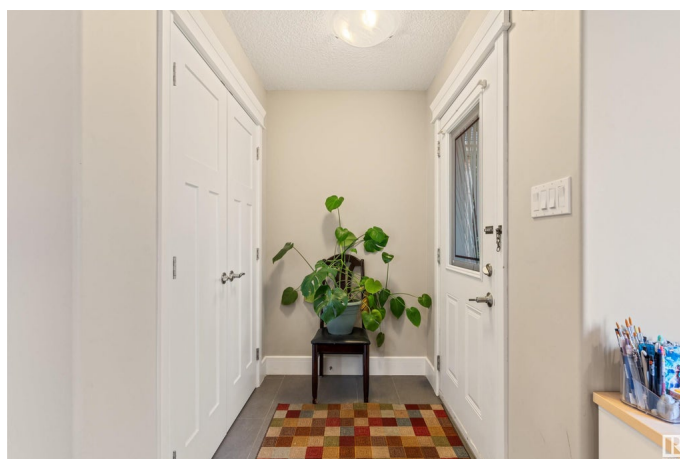
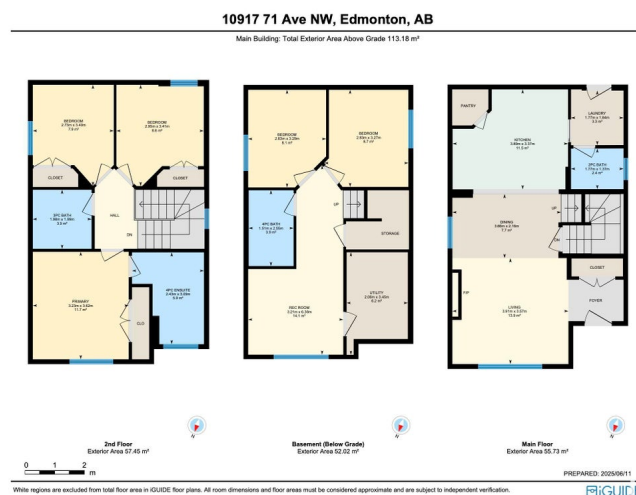
Bathrooms	3.50
-----------	------

Full Baths	3
------------	---

Half Baths	1
------------	---

Square Footage 1,218

Acres 0.00



Year Built	2015
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	10917 71 Ave
Area	Edmonton
Subdivision	Parkallen (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0A2

Amenities

Amenities	On Street Parking, No Animal Home, No Smoking Home, Infill Property
Parking	Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 12th, 2025
Days on Market	4

Zoning

Zone 15

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 June 16th, 2025 at 8:47pm MDT