

## \$899,900 - 9040 92 Street, Edmonton

MLS® #E4436270

**\$899,900**

5 Bedroom, 3.50 Bathroom, 2,170 sqft

Single Family on 0.00 Acres

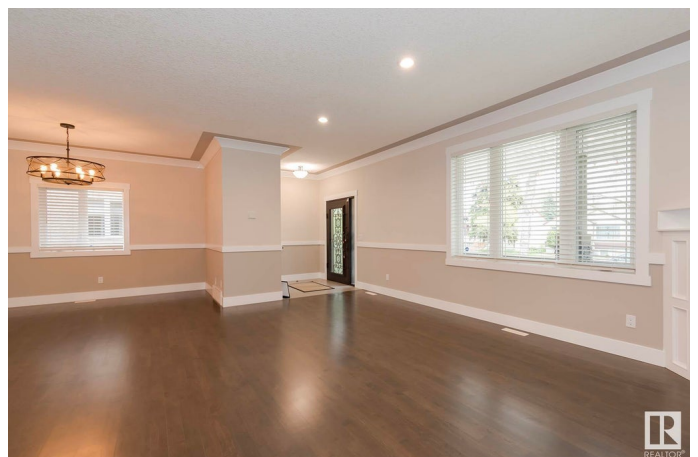
Bonnie Doon, Edmonton, AB

Beautiful home in the heart of Bonnie Doon! This spacious two-storey home offers 9ft ceilings, gorgeous hardwood flooring and a legal 2 bedroom basement suite—ideal for extra income or extended family. Main floor features large living room, formal dining area, and a stunning kitchen with rich dark cabinets, marble-like quartz counters, island seating, and huge pantry plus convenient half bath to complete this level. Upstairs you’ll find a massive master suite with a huge walk-in closet and luxurious ensuite, plus two more good-sized bedrooms, full bath, and top floor laundry. Lots of windows make this home always feel bright and cheerful. Enjoy morning coffee on your east-facing front porch, summer BBQs on the rear deck or unwind in the sauna located in your oversized heated double garage with rear lane access. New furnace and hot water tank. This is a rare opportunity to own a stylish, income-generating home in one of Edmonton’s most sought-after neighbourhoods!

Built in 2015

### Essential Information

MLS® #	E4436270
Price	\$899,900
Bedrooms	5



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,170
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	9040 92 Street
Area	Edmonton
Subdivision	Bonnie Doon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 3R2

### Amenities

Amenities	Deck, Vinyl Windows
Parking	Double Garage Detached, Heated, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Stacked Washer/Dryer, Washer, Window Coverings, Refrigerators-Two, Stoves-Two
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
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Exterior Features	Back Lane, Fenced, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 14th, 2025
Days on Market	33
Zoning	Zone 18

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Listing information last updated on June 16th, 2025 at 12:02am MDT