

# \$469,000 - 8416 104 Street, Edmonton

MLS® #E4453460

**\$469,000**

3 Bedroom, 1.50 Bathroom, 1,426 sqft  
Single Family on 0.00 Acres

Strathcona, Edmonton, AB

Location, Location, location. Great investment property in one of the most desirable spots in the city. Could be ideal for someone looking to run a small home based business as well. Just a block away from some of the most popular restaurants, parks, and other amenities. Steps to the farmers market, Whyte Ave, numerous shops, public transit, and only a 10 minute commute to downtown. Charming character home with over 1400 sq ft of living space. Tall ceilings on the main floor provide an open design feeling with lots of natural light through the many windows. 2 bedrooms on the main floor with a large divided living room which could be perfect for a few offices and waiting room if desired. Upstairs has a large loft with 3 overhead windows, again providing lots of natural light. Basement is currently unfinished but is possible for a few more rooms as well. Single detached garage with west facing backyard. Lots of options with this home located in the heart of Strathcona!



Built in 1921

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4453460  |
| Price      | \$469,000 |
| Lease Rate | \$11      |
| Bedrooms   | 3         |

|                |                        |
|----------------|------------------------|
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,426                  |
| Acres          | 0.00                   |
| Year Built     | 1921                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 1 and Half Storey      |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 8416 104 Street |
| Area        | Edmonton        |
| Subdivision | Strathcona      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6E 4G2         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Single Garage Detached |

### Interior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                          |
| Stories           | 2                                                                                  |
| Has Basement      | Yes                                                                                |
| Basement          | Full, Unfinished                                                                   |

### Exterior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                |
| Exterior Features | Fenced, Flat Site, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                           |
| Construction      | Wood, Vinyl                                                                |

Foundation                Brick, Concrete Perimeter

### **Additional Information**

Date Listed                August 16th, 2025

Days on Market           85

Zoning                      Zone 15



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Listing information last updated on November 9th, 2025 at 8:32am MST