

\$2,199,999 - 8736 153 Street, Edmonton

MLS® #E4454861

\$2,199,999

5 Bedroom, 3.50 Bathroom, 5,296 sqft
Single Family on 0.00 Acres

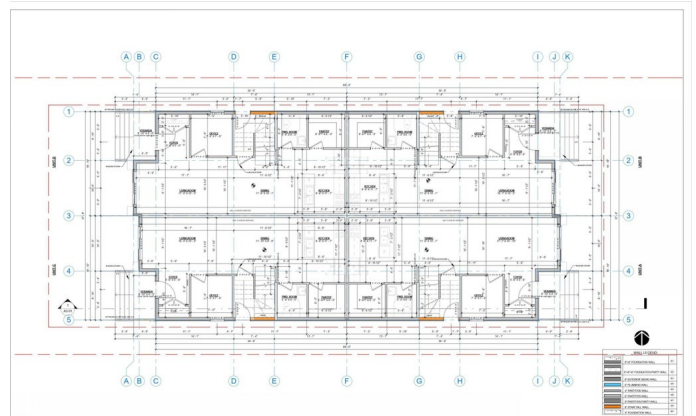
Jasper Park, Edmonton, AB

Exceptional investment opportunity in the desirable community of Jasper Park! This upcoming 4-plex offers over 5,295 sq.ft. above grade (~1,310 sq.ft. per unit) with 20 beds & 14 baths. Each unit features an open-concept main floor with a bright living room, dining area, half bath, kitchen with pantry, and a cozy den. Upstairs, you'll find 3 bedrooms including a primary suite with walk-in closet & 5 piece ensuite, plus an additional full bath. The basements feature separate entrances to ~700 sq.ft. legal secondary suites, each offering 2 bedrooms, a full kitchen, living room, bathroom, & in-suite laundry ideal for rental income or multi-generational living. Every unit also includes its own single detached garage for added convenience. A landscaped yard is included, & the property sits across from a playground and community centre, with easy access to schools, shopping, & public transportation. With strong rental potential in a high-demand area, this is truly a must-see opportunity for savvy investors!

Built in 2025

Essential Information

| | |
|----------|-------------|
| MLS® # | E4454861 |
| Price | \$2,199,999 |
| Bedrooms | 5 |



| | |
|----------------|---------------|
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 5,296 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | 4PLEX |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 8736 153 Street |
| Area | Edmonton |
| Subdivision | Jasper Park |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5R 1N9 |

Amenities

| | |
|-----------|--|
| Amenities | On Street Parking, Ceiling 9 ft., Closet Organizers, Detectors Smoke, See Remarks, Infill Property, 9 ft. Basement Ceiling |
| Parking | Single Garage Detached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby, See |

| | Remarks |
|--------------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 27th, 2025 |
| Days on Market | 15 |
| Zoning | Zone 22 |

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 11th, 2025 at 5:02pm MDT