

# \$389,900 - 9010 Meadowlark Road, Edmonton

MLS® #E4456954

## \$389,900

2 Bedroom, 1.00 Bathroom, 833 sqft  
Single Family on 0.00 Acres

Meadowlark Park (Edmonton), Edmonton, AB

Charming 1960 original bungalow offering 830 sq. ft. of comfortable living in a prime location! This well-maintained home features 2 main floor bedrooms, a 4-piece bathroom, and a full unfinished basement with a separate entrance—perfect for future development. The oversized double detached garage provides ample parking and storage, while the spacious, beautifully manicured backyard is ideal for relaxing or entertaining. Conveniently situated across the street from the upcoming Valley Line LRT, close to many schools, and within walking distance to shopping, this home combines character with incredible accessibility. A fantastic opportunity for first-time buyers, investors, or those looking to add their personal touch to a solid home!

Built in 1960

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4456954  |
| Price          | \$389,900 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 833       |
| Acres          | 0.00      |
| Year Built     | 1960      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | Bungalow               |
| Status   | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 9010 Meadowlark Road       |
| Area        | Edmonton                   |
| Subdivision | Meadowlark Park (Edmonton) |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T5R 5W8                    |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Hot Water Natural Gas  |
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |

### Interior

|              |                                                                                                                                           |
|--------------|-------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Hood Fan, Stove-Electric, Washer, Window Coverings, Refrigerators-Two |
| Heating      | Forced Air-1, Natural Gas                                                                                                                 |
| Stories      | 1                                                                                                                                         |
| Has Basement | Yes                                                                                                                                       |
| Basement     | Full, Unfinished                                                                                                                          |

### Exterior

|                   |                                                                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Hardie Board Siding                                                                                                                              |
| Exterior Features | Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                       |
| Construction      | Wood, Hardie Board Siding                                                                                                                              |
| Foundation        | Concrete Perimeter                                                                                                                                     |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 8th, 2025 |
| Days on Market | 17                  |

## Zoning

## Zone 22

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Listing information last updated on September 25th, 2025 at 3:17am MDT