

\$650,000 - 10183/81 92 Street, Edmonton

MLS® #E4454159

\$650,000

8 Bedroom, 4.00 Bathroom, 1,828 sqft

Single Family on 0.00 Acres

Riverdale, Edmonton, AB

A rare opportunity to secure a side-by-side duplex on one title in one of Edmonton's most desirable communities, Riverdale. Each side is fully developed offering four kitchens, four living rooms, four bathrooms, a total of 8 bedrooms, and two sets of washer/dryers. The property sits on a generous 50' x 150' sub-dividable lot with a detached double garage already divided for added potential. Significantly upgraded throughout, adding long-term value while preserving the properties character and charm. Located minutes from the Quarters Downtown redevelopment, future LRT stop, Edmonton's downtown core, River Valley, major bus routes and local gems such as Dogpatch, Little Brick and Dawson off-leash dog park. Whether you're looking for strong cash flow, long-term appreciation, or multi-family flexibility, this property checks every box and is a true gem in a high-demand area.

Built in 1930

Essential Information

MLS® #	E4454159
Price	\$650,000
Bedrooms	8
Bathrooms	4.00
Full Baths	4



Square Footage	1,828
Acres	0.00
Year Built	1930
Type	Single Family
Sub-Type	Duplex Side By Side
Style	Bungalow
Status	Active

Community Information

Address	10183/81 92 Street
Area	Edmonton
Subdivision	Riverdale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 1T1

Amenities

Amenities	See Remarks
Parking	Double Garage Detached

Interior

Appliances	Garage Control, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-2, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Picnic Area, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed August 21st, 2025

Days on Market 48

Zoning Zone 13

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 October 8th, 2025 at 4:02am MDT