

## \$539,800 - 10647 65 Avenue, Edmonton

MLS® #E4440851

**\$539,800**

4 Bedroom, 2.00 Bathroom, 1,048 sqft

Single Family on 0.00 Acres

Allendale, Edmonton, AB

Charming & Upgraded Bungalow in Allendale! Situated on a large lot on a peaceful, tree-lined street, this well-maintained home offers the perfect blend of location and lifestyle—just minutes from Whyte Avenue and the U of A. Step inside to a bright and spacious main floor featuring a generous living room that flows into the open-concept kitchen and dining area. South-facing windows flood the space w/ natural light, highlighting the white cabinetry, stainless steel appliances, center island, & serene views of the lush backyard. Step out onto the sun-drenched south-facing deck—perfect for relaxing or entertaining. The beautifully landscaped yard is a true retreat, complete with mature greenery and fruit trees. The main floor has three well-sized bedrooms and an upgraded full bathroom. Downstairs, the fully finished basement—accessible by a separate entrance—features a bedroom, full bathroom, second kitchen, and a bright, spacious living area. Oversized, heated garage! Newer furnace, HWT, roof, sewer line!

Built in 1954

### Essential Information

MLS® # E4440851

Price \$539,800

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	1,048
Acres	0.00
Year Built	1954
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	10647 65 Avenue
Area	Edmonton
Subdivision	Allendale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1V5

### **Amenities**

Amenities	Deck, Vinyl Windows
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Washer, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 6th, 2025
Days on Market	12
Zoning	Zone 15

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