

**\$379,900 - 12127 61 Street, Edmonton**

MLS® #E4455844

**\$379,900**

3 Bedroom, 2.00 Bathroom, 858 sqft  
Single Family on 0.00 Acres

Montrose (Edmonton), Edmonton, AB

This Montrose bungalow delivers comfort, style, and updates that make everyday living easy. The main floor features original hardwood, plenty of natural light from updated windows, and a sleek kitchen with slate flooring, stainless steel appliances, and a gas stove for the home chef. Downstairs, enjoy a cozy rec room plus a spacious bedroom with walk-in closet and ensuite showcasing a terrific shower. In-floor heating runs through all bathrooms, the kitchen, hallway, and the entire basement for year-round comfort. New major upgrades include a new furnace (2024) and high end Rinnai on-demand hot water (2023). Step outside to your backyard retreat with space for it all—RV parking, an oversized single garage, and a powered shed, perfect for hobbies & storage AND the sewer-line has been replaced too! This is a home where you can truly spread out and enjoy both indoors and outdoors.

Built in 1955

**Essential Information**

|            |           |
|------------|-----------|
| MLS® #     | E4455844  |
| Price      | \$379,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 858                    |
| Acres          | 0.00                   |
| Year Built     | 1955                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 12127 61 Street     |
| Area        | Edmonton            |
| Subdivision | Montrose (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5W 4B4             |

### Amenities

|                |                                                |
|----------------|------------------------------------------------|
| Amenities      | Deck, Hot Water Tankless, Vinyl Windows        |
| Parking Spaces | 4                                              |
| Parking        | Over Sized, RV Parking, Single Garage Detached |

### Interior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                    |
| Appliances        | Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                           |
| Stories           | 2                                                                                                                                                   |
| Has Basement      | Yes                                                                                                                                                 |
| Basement          | Full, Finished                                                                                                                                      |

### Exterior

|                   |                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                                    |
| Exterior Features | Back Lane, Fenced, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools |
| Roof              | Asphalt Shingles                                                                                |
| Construction      | Wood, Stucco                                                                                    |
| Foundation        | Concrete Perimeter                                                                              |

**School Information**

|            |                           |
|------------|---------------------------|
| Elementary | Montrose/St.Leo/FatherLeo |
| Middle     | St. Nicholas/Balwin       |
| High       | Eastglen/O'Leary          |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 3rd, 2025 |
| Days on Market | 8                   |
| Zoning         | Zone 06             |

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Listing information last updated on September 11th, 2025 at 8:07am MDT