\$549,000 - 10525 63 Avenue, Edmonton

MLS® #E4433957

\$549.000

5 Bedroom, 2.00 Bathroom, 1,074 sqft Single Family on 0.00 Acres

Allendale, Edmonton, AB

TURNKEY INVESTMENT OPPORTUNITY! RAISED BUNGALOW WITH INDEPENDENT 2 BEDROOM IN-LAW SUITE (SEPARATE ENTRY) WITH 9 LARGE ABOVE GRADE WINDOWS! DESIRABLE ALLENDALE LOCATION! Renovated from top to bottom including 2 newer kitchens boasting loads of extended height modern cabinets, lots of countertop space, tile backsplash & upgraded appliances, 2 renovated 4-pce baths, newer flooring (vinyl plank, ceramic tile & carpet), all newer vinyl windows (except one), newer paint on main floor & exterior, newer light fixtures, interior & exterior doors, casing & baseboards, 100 amp electrical with newer panel, plugs & switches, newer PEX piping & plumbing fixtures, back flow valve, hi-eff furnace & water heater, newer roof, sidewalks, patio, fence, sewer line, aluminum facia, soffits & eaves, upgraded attic insulation, etc. The yard is landscaped and there is an oversized single garage with parking, in back, for 4 cars. Lovely, renovated home in great area close to U of A, downtown, schools, parks & all amenities.







Built in 1956

Essential Information

MLS® # E4433957 Price \$549,000 Bedrooms 5

Bathrooms 2.00

Full Baths 2

Square Footage 1,074

Acres 0.00

Year Built 1956

Type Single Family

Sub-Type Detached Single Family

Style Bungalow

Status Active

Community Information

Address 10525 63 Avenue

Area Edmonton
Subdivision Allendale
City Edmonton
County ALBERTA

Province AB

Postal Code T6H 1P5

Amenities

Amenities On Street Parking, Patio, Vinyl Windows

Parking Spaces 5

Parking Over Sized, Rear Drive Access, Single Garage Detached

Interior

Appliances Dishwasher-Built-In, Dryer, Hood Fan, Microwave Hood Fan, Washer,

See Remarks, Refrigerators-Two, Stoves-Two

Heating Forced Air-1, Natural Gas

Stories 2

Has Suite Yes
Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Brick, Stucco

Exterior Features Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby,

Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Brick, Stucco Foundation Concrete Perimeter

Additional Information

Date Listed May 2nd, 2025

Days on Market 46

Zoning Zone 15

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