

\$365,900 - 13311 64 Street, Edmonton

MLS® #E4430814

\$365,900

4 Bedroom, 1.50 Bathroom, 1,258 sqft

Single Family on 0.00 Acres

Belvedere, Edmonton, AB

This charming raised bungalow in Belvedere sits on a quiet street directly across from a beautiful green space. Lovingly maintained by one family, the home balances tasteful updates with preserved original character. The main floor features a bright, spacious living room with original built-in shelving—perfect for a coffee or cocktail bar—a dedicated dining area, and a partially updated kitchen with a new backsplash and elegant light fixtures. The primary bedroom boasts a modern feature wall and convenient powder room ensuite. Two additional bedrooms and a full bath complete the main level. The partially finished basement adds great living space with a large rec room and extra bedroom. Outside, enjoy a fully fenced yard with a spacious patio and a double detached garage. Close to parks, schools, and transit, this is a fantastic opportunity for a new or growing family—or a smart investment!



Built in 1963

Essential Information

MLS® #	E4430814
Price	\$365,900
Bedrooms	4
Bathrooms	1.50
Full Baths	1

Half Baths	1
Square Footage	1,258
Acres	0.00
Year Built	1963
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

Community Information

Address	13311 64 Street
Area	Edmonton
Subdivision	Belvedere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 0Y6

Amenities

Amenities	Air Conditioner, See Remarks
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Slab

Additional Information

Date Listed April 14th, 2025

Days on Market 17

Zoning Zone 02

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