

## \$549,900 - 9132 67 Avenue, Edmonton

MLS® #E4442884

**\$549,900**

2 Bedroom, 3.00 Bathroom, 1,194 sqft

Single Family on 0.00 Acres

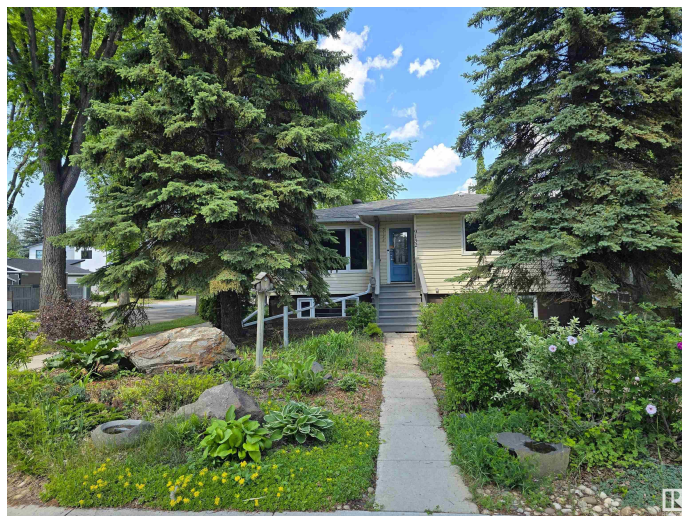
Hazeldean, Edmonton, AB

Stunning Raised Bungalow Steps to Mill Creek Ravine, in the heart of Hazeldean, on a Massive 5,891 SF Corner Lot! Rarely offered in this prime location, this 5 bedroom, 3 bath home offers style, space. The open-concept main floor features a bright living room with gas fireplace & hardwood flooring, a spacious dining area, and a modern kitchen with maple cabinets. The HUGE primary suite includes dual closets & a 4 pc ensuite. Rounding out the main floor is a 2nd bedroom, & an additional 3 pc bath. Downstairs you'll find a large recreation room with big windows, 3 additional bedrooms, & a 3 pc bath. Enjoy beautifully landscaped, low-maintenance yard with a large patio. Double detached garage with private driveway. Steps to Mill Creek Ravine, walking trails, schools, parks, transit, shops & more! This is a gem in a dream location!

Built in 1957

### Essential Information

MLS® #	E4442884
Price	\$549,900
Bedrooms	2
Bathrooms	3.00
Full Baths	3
Square Footage	1,194



Acres	0.00
Year Built	1957
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	9132 67 Avenue
Area	Edmonton
Subdivision	Hazeldean
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 0N3

### Amenities

Amenities	Patio, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Corner Lot, Cul-De-Sac, Fenced, Flat Site, Landscaped, Park/Reserve, Paved Lane, Playground Nearby, Private Setting, Ravine View, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	St James/Hazeldean
Middle	JH Picard/Ottewell
High	Strathcona/O'Brien

**Additional Information**

Date Listed	June 18th, 2025
Days on Market	4
Zoning	Zone 17

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 June 22nd, 2025 at 12:02pm MDT