

## \$449,900 - 11214 67 Street, Edmonton

MLS® #E4439746

**\$449,900**

3 Bedroom, 2.00 Bathroom, 834 sqft

Single Family on 0.00 Acres

Bellevue, Edmonton, AB

Located just two blocks from the revitalized Highlands district and nestled on a beautiful tree-lined street, this charming 2+1 bedroom, 2-bath character home perfectly blends original features with modern updates, ideal for first-time buyers, professionals, or down-sizers. Highlights include original hardwood floors, exposed brick, an electric fireplace, and a renovated country-style kitchen with a farmhouse sink and high-end appliances. The main floor offers two spacious bedrooms and a 4-piece bath with a jacuzzi tub. The fully finished basement features a large third bedroom, rec room/office space, bar, second full bath, and storage. Outside, enjoy the new deck with built-in seating and pergola, perfect for entertaining. Recent updates include newer furnaces, hot water tank, and shingles. Walk to trendy restaurants, cafes, shops, and more. This turnkey home offers the perfect mix of character, comfort, and convenience.

Built in 1930

### Essential Information

MLS® #	E4439746
Price	\$449,900
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	834
Acres	0.00
Year Built	1930
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	11214 67 Street
Area	Edmonton
Subdivision	Bellevue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 1L1

### **Amenities**

Amenities	On Street Parking, Closet Organizers, Deck
Parking	Rear Drive Access

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Stove-Electric, 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, Flat Site, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Mt Royal, Virginia Park
Middle	Highlands
High	Eastglen, Austin O'Brien

**Additional Information**

Date Listed	May 31st, 2025
Days on Market	16
Zoning	Zone 09

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