

\$525,000 - 1412 63 Street, Edmonton

MLS® #E4431725

\$525,000

4 Bedroom, 2.50 Bathroom, 1,216 sqft

Single Family on 0.00 Acres

Sakaw, Edmonton, AB

Welcome to this beautifully maintained bungalow in the family-friendly neighbourhood of Menisa! Offering 1,216 sqft of living space on the main level and a FULLY FINISHED BASEMENT, Introducing Bungalow with SEPARATE ENTRANCE+ SECOND KITCHEN situated on big lot with Triple heated car Garage with office, central vacuum and room for more vehicles on the driveway ! COMPOSITE DECK WITH ALUMINUM RAILING Custom designed home and wheel chair accessible design plus mechanics dream garage The main level offers Primary Bedroom with ensuite bathroom and 2 additional bedrooms—ideal for family or guests. Oak Kitchen with crown molding , living area, and dining area, perfect for everyday living and entertaining. The fully finished basement has a bedroom, second kitchen, living room, bathroom and laundry on it. Located in a quiet, family-oriented neighbourhood, this home is close to schools, parks, shopping, and public transportation.

Built in 1978

Essential Information

MLS® # E4431725

Price \$525,000

Bedrooms 4



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,216 |
| Acres | 0.00 |
| Year Built | 1978 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 1412 63 Street |
| Area | Edmonton |
| Subdivision | Sakaw |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6L 1X7 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Vinyl Windows |
| Parking | Triple Garage Detached |

Interior

| | |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Hood Fan, Microwave Hood Fan, Vacuum System Attachments, Vacuum Systems, Washer, Refrigerators-Two, Stoves-Two, TV Wall Mount, Curtains and Blinds |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Airport Nearby, Fenced, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 18th, 2025 |
| Days on Market | 8 |
| Zoning | Zone 29 |

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Listing information last updated on April 26th, 2025 at 7:17am MDT