

Courtesy Of David Lam Of Exp Realty

\$575,000 - 9816 64 Avenue, Edmonton

MLS® #E4424439

\$575,000

3 Bedroom, 2.00 Bathroom, 950 sqft
Single Family on 0.00 Acres

Hazeldean, Edmonton, AB

This beautifully renovated 950 SqFt bungalow sits on a 47' x 140' (615 SqM) lot in sought-after Hazeldean. The spacious main floor boasts brand-new luxury vinyl plank flooring, an open-concept living area, two bright bedrooms & an upgraded 4-piece bath. The stunning new kitchen features modern finishes & high-end appliances, including a WOLF induction cooktop, dual built-in oven, and Miele built-in dishwasher, seamlessly flowing into the living space. Downstairs, the 1-bedroom in-law suite offers a separate entrance, full kitchen, bathroom, and cozy living area, perfect for extended family or extra flexibility. Recent upgrades include new windows(2025), shingles(2024), furnace(2025), hot water tank (2019) & fresh finishes throughout. Outside, enjoy a huge backyard with new sod, deck, back fence all new in 2024 and oversized double garage with new doors (2024). Nestled on a tree-lined street, you're minutes from the ravine, U of A, downtown, and transit. A designer's dream—don't miss this one!

Built in 1955

Essential Information

MLS® #	E4424439
Price	\$575,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	950
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	9816 64 Avenue
Area	Edmonton
Subdivision	Hazeldean
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 0J5

Amenities

Amenities	See Remarks
Parking	Double Garage Detached, Over Sized

Interior

Appliances	Dryer, Fan-Ceiling, Garage Opener, Hood Fan, Stove-Electric, Washer, Refrigerators-Two, Dishwasher-Two, Oven Built-In-Two, Stove-Countertop Inductn
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped, Paved Lane, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed March 6th, 2025

Days on Market 30

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 April 5th, 2025 at 5:02pm MDT