

\$479,900 - 10907 62 Avenue, Edmonton

MLS® #E4446504

\$479,900

5 Bedroom, 2.00 Bathroom, 1,519 sqft

Single Family on 0.00 Acres

Parkallen (Edmonton), Edmonton, AB

Attention savvy investors/first time buyers!!

This fantastic investment opportunity is now available. Located in the much sought after community of Parkallen, 10 minute bike ride to the U of A and Whyte Ave. The main floor features the living room, dining room, kitchen, 2 bedrooms and a remodeled full bathroom.

Unique Sierra stone flooring in entryway and stairs, as well as original hardwood flooring.

The upper level features 2 more good sized rooms and another remodelled full bathroom.

The basement features the 5th bedroom and a large living room/games room. Don't forget the SOUTH FACING fully fenced spacious

backyard where you'll find the double detached garage with back lane access. This home sits on a PRIME 48x140 FOOT LOT for future development. Prime location; minutes to U of A, Whyte Ave, 2 LRT transit stations, schools, Parkallen playground and splash park shopping and more! Perfect investment opportunity and a perfect home for a first time buyer.

Built in 1955

Essential Information

MLS® # E4446504

Price \$479,900

Bedrooms 5



Bathrooms	2.00
Full Baths	2
Square Footage	1,519
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

Community Information

Address	10907 62 Avenue
Area	Edmonton
Subdivision	Parkallen (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1N3

Amenities

Amenities	No Animal Home, No Smoking Home, See Remarks
Parking	Double Garage Detached

Interior

Appliances	Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary Parkallen School

Additional Information

Date Listed July 8th, 2025

Days on Market 3

Zoning Zone 15

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