

# \$289,000 - 10425 64 Avenue, Edmonton

MLS® #E4432957

**\$289,000**

2 Bedroom, 1.00 Bathroom, 644 sqft  
Single Family on 0.00 Acres

Allendale, Edmonton, AB

Charming 640 sq ft bungalow perfect for first-time buyers or investors! This cozy home features 2 bedrooms (with one being in the upper attic area), 1 full bathroom, and a double detached garage. The functional layout offers efficient use of space with a bright living area and practical kitchen. Located close to major shopping centers, schools, and public transportation, itâ€™s ideal for convenient city living. Great potential in a fantastic locationâ€”donâ€™t miss out!

Built in 1945

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4432957               |
| Price          | \$289,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 644                    |
| Acres          | 0.00                   |
| Year Built     | 1945                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Back Split             |
| Status         | Active                 |

## Community Information



|             |                 |
|-------------|-----------------|
| Address     | 10425 64 Avenue |
| Area        | Edmonton        |
| Subdivision | Allendale       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6H 1S8         |

### **Amenities**

|           |                                                              |
|-----------|--------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Hot Water Natural Gas |
| Parking   | Double Garage Detached                                       |

### **Interior**

|              |                                                       |
|--------------|-------------------------------------------------------|
| Appliances   | Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                             |
| Stories      | 1                                                     |
| Has Basement | Yes                                                   |
| Basement     | Partial, Unfinished                                   |

### **Exterior**

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior          | Wood, Vinyl                            |
| Exterior Features | Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                       |
| Construction      | Wood, Vinyl                            |
| Foundation        | Concrete Perimeter                     |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 7                |
| Zoning         | Zone 15          |

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 May 2nd, 2025 at 1:47am MDT