

\$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 9

Zoning Zone 15

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Listing information last updated on July 17th, 2025 at 11:03am MDT