

\$395,000 - 11606 67 Street, Edmonton

MLS® #E4444999

\$395,000

4 Bedroom, 2.00 Bathroom, 951 sqft

Single Family on 0.00 Acres

Bellevue, Edmonton, AB

Looking for an affordable investment or mortgage helper? This charming 4-bedroom, 2-bath bungalow with a legally permitted basement suite might be the perfect fit! The main floor offers a warm and inviting living room with beautiful hardwood flooring, a sleek, minimalistic kitchen, 2 spacious bedrooms, and a full bath complete with a stacked washer/dryer. Downstairs, youâ€™ll find a fully finished legal suite featuring 2 oversized bedrooms, a second full kitchen, another full bath, and separate laundry in the utility roomâ€”ideal for multigenerational living or rental income. Enjoy peace of mind knowing all the hard work has been completed in the past few years including a new roof, fascia, gutters, downspouts, a sump pit and pump, and professional waterproofing. Donâ€™t miss this opportunityâ€”come see the value for yourself!

Built in 1950

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4444999 |
| Price | \$395,000 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 951 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 1950 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 11606 67 Street |
| Area | Edmonton |
| Subdivision | Bellevue |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5B 1L8 |

Amenities

| | |
|-----------|--|
| Amenities | On Street Parking, Detectors Smoke, HRV System |
| Parking | Rear Drive Access |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Hood Fan, Storage Shed, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two |
| Heating | Forced Air-2, Natural Gas |
| Stories | 2 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Concrete, Stucco |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Concrete, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|-------------|-----------------|
| Date Listed | June 28th, 2025 |
|-------------|-----------------|

Days on Market 15

Zoning Zone 09

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Listing information last updated on July 13th, 2025 at 2:32am MDT