

## \$749,900 - 9720 65 Avenue, Edmonton

MLS® #E4447435

**\$749,900**

3 Bedroom, 3.00 Bathroom, 2,560 sqft

Single Family on 0.00 Acres

Hazeldean, Edmonton, AB

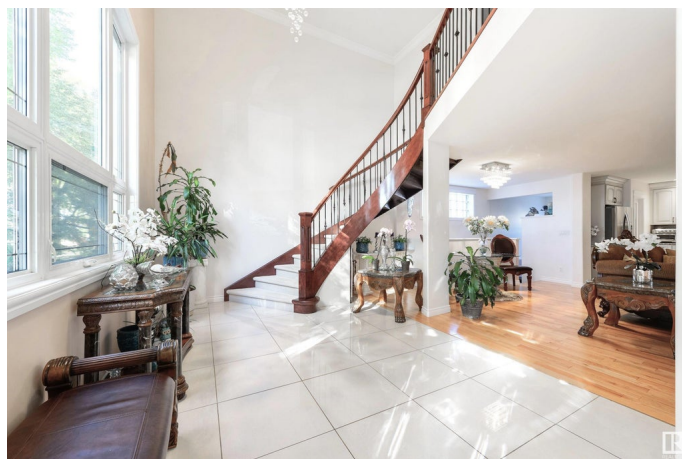
Luxury Living in the desirable community of Hazeldean! This 2560 sqft 3 bedroom, 3 bathroom 2 storey show stopper is situated steps away from the Hazeldean park, school, & market. Embrace the stunning curved staircase w/ soaring ceilings! High quality custom finishes throughout! Just over 13 years ago the original home was taken down to the studs, a main floor addition & a complete 2nd storey has been added. Stunning white kitchen w/ island & walk-in pantry. Formal dining room for large gatherings. Beautiful custom fireplace in living room. Main floor bedroom w/walk-in closet & full bathroom! Upstairs takes you to the exquisite Primary Bedroom w/ a huge window & vaulted ceilings. Massive walk-in closet & ensuite w/ a custom tiled shower. Upstairs bonus room & laundry! Low maintenance deck w/ gazebo in your private backyard oasis . Double garage with lots of additional parking space. Walking distance to the Millcreek Ravine with easy access to the UofA, Whyte Avenue, Southgate & all amenities! Won't last!

Built in 1955

### Essential Information

MLS® # E4447435

Price \$749,900



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,560
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	9720 65 Avenue
Area	Edmonton
Subdivision	Hazeldean
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 0K6

### **Amenities**

Amenities	Closet Organizers, No Smoking Home, Infill Property
Parking Spaces	5
Parking	Double Garage Detached, Insulated

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Water Softener, See Remarks
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Hazeldean School
Middle	J.H Picard School
High	Strathcona High School

### **Additional Information**

Date Listed	July 9th, 2025
Days on Market	9
Zoning	Zone 17

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Listing information last updated on July 18th, 2025 at 5:17pm MDT