

\$424,900 - 10807 63 Avenue, Edmonton

MLS® #E4457750

\$424,900

2 Bedroom, 2.00 Bathroom, 1,176 sqft

Single Family on 0.00 Acres

Allendale, Edmonton, AB

RENOVATED, OPEN FLOOR PLAN, HUGE SOUTH YARD, 6,529 ft² LOT IN ALLENDALE! Character features blend with extensive renovations in this 1,176 ft² 2 bedroom, 2 bath semi-bungalow on a 6,529 ft², 1 1/2 lot in sought-after Allendale. The main floor was opened up creating a bright flow between the living room, dining room, and upgraded kitchen with marble counters, updated cabinets, stainless steel appliances including induction stove, peninsula island, and tile backsplash. A spacious bedroom and renovated 4-piece bath complete the main level. Upstairs, there is a massive bedroom and office (could easily be split into two bedrooms) with double closets. The basement offers a family room, third bedroom, laundry with newer washer and dryer, and 3-piece bath. Major updates: shingles (2015), high-efficiency furnace (2023), hot water tank (2017), windows, insulation, etc. Outside enjoy a huge south backyard with newer deck and oversized heated single garage (23x15) with newer door. Close to schools and the U of A.



Built in 1950

Essential Information

MLS® # E4457750

Price \$424,900

Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,176
Acres	0.00
Year Built	1950
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

Community Information

Address	10807 63 Avenue
Area	Edmonton
Subdivision	Allendale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1P9

Amenities

Amenities	Off Street Parking, Ceiling 9 ft., Closet Organizers, Deck, Patio
Parking Spaces	1
Parking	Heated, Insulated, Over Sized, Rear Drive Access, Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Storage Shed, Washer, Window Coverings, Stove-Induction
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 14th, 2025
Days on Market	8
Zoning	Zone 15

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