

## \$209,800 - 11939 63 Street, Edmonton

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MLS® #E4422840

**\$209,800**

2 Bedroom, 1.50 Bathroom, 830 sqft

Single Family on 0.00 Acres

Montrose (Edmonton), Edmonton, AB

Situated on a quiet street and nice curb appeal. Two bedrooms up and one in the lower level. 4 piece bath of the main floor and 2 piece down stairs.



Built in 1938

### Essential Information

MLS® #	E4422840
Price	\$209,800
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	830
Acres	0.00
Year Built	1938
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

### Community Information

Address	11939 63 Street
Area	Edmonton
Subdivision	Montrose (Edmonton)
City	Edmonton
County	ALBERTA

Province	AB
Postal Code	T5W 4G2

### Amenities

Amenities	On Street Parking
Parking	RV Parking, See Remarks

### Interior

Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Flat Site, Golf Nearby, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	February 25th, 2025
Days on Market	118
Zoning	Zone 06
RE / Bank Owned	Yes

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Listing information last updated on June 23rd, 2025 at 5:02pm MDT