

## \$399,999 - 1624 65 Street, Edmonton

MLS® #E4425630

**\$399,999**

3 Bedroom, 2.50 Bathroom, 1,314 sqft  
Single Family on 0.00 Acres

Walker, Edmonton, AB

This beautifully designed 2-storey walk-out half-duplex in the vibrant community of Walker Lake offers 1,314 sq. ft. of living space. The main floor features a functional layout, including a well-equipped kitchen with an eating area. The open-concept design seamlessly flows into the spacious living room and dining area, perfect for entertaining guests. A convenient 2-pc bathroom completes the main level. Upstairs, you'll discover three generously sized bedrooms, including a primary suite with a walk-in closet and a 4-pc ensuite for added comfort. The other two bedrooms share a 4-pc bathroom. Outside, the fenced backyard provides a private retreat with a deck, ideal for relaxing or hosting outdoor gatherings. The unfinished walk-out basement offers plenty of potential for customization. Located near key amenities like the schools, playgrounds, bus stops, and grocery stores, this home perfectly blends comfort and convenience. Don't miss this amazing opportunity!

Built in 2010

### Essential Information

MLS® #	E4425630
Price	\$399,999
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,314
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	1624 65 Street
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0N1

### **Amenities**

Amenities	Carbon Monoxide Detectors, Deck, Detectors Smoke, Hot Water Electric, No Animal Home, No Smoking Home, Walkout Basement, See Remarks, HRV System
Parking	Insulated, Single Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Asphalt, Concrete, Vinyl
Exterior Features	Fenced, Playground Nearby, Public Transportation, Schools, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Asphalt, Concrete, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 13th, 2025
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Days on Market	1
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Zoning	Zone 53
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