

\$365,900 - 13311 64 Street, Edmonton

MLS® #E4430814

\$365,900

4 Bedroom, 1.50 Bathroom, 1,258 sqft

Single Family on 0.00 Acres

Belvedere, Edmonton, AB

This charming raised bungalow in Belvedere sits on a quiet street directly across from a beautiful green space. Lovingly maintained by one family, the home balances tasteful updates with preserved original character. The main floor features a bright, spacious living room with original built-in shelving—perfect for a coffee or cocktail bar—a dedicated dining area, and a partially updated kitchen with a new backsplash and elegant light fixtures. The primary bedroom boasts a modern feature wall and convenient powder room ensuite. Two additional bedrooms and a full bath complete the main level. The partially finished basement adds great living space with a large rec room and extra bedroom. Outside, enjoy a fully fenced yard with a spacious patio and a double detached garage. Close to parks, schools, and transit, this is a fantastic opportunity for a new or growing family—or a smart investment!



Built in 1963

Essential Information

| | |
|------------|-----------|
| MLS® # | E4430814 |
| Price | \$365,900 |
| Bedrooms | 4 |
| Bathrooms | 1.50 |
| Full Baths | 1 |

| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 1,258 |
| Acres | 0.00 |
| Year Built | 1963 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Raised Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 13311 64 Street |
| Area | Edmonton |
| Subdivision | Belvedere |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5A 0Y6 |

Amenities

| | |
|-----------|------------------------------|
| Amenities | Air Conditioner, See Remarks |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dryer, Stove-Electric, Washer, Window Coverings, Refrigerators-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 1 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Slab |

Additional Information

Date Listed April 14th, 2025

Days on Market 17

Zoning Zone 02

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