

\$399,000 - 13111 65 Street, Edmonton

MLS® #E4449949

\$399,000

6 Bedroom, 2.50 Bathroom, 1,043 sqft

Single Family on 0.00 Acres

Belvedere, Edmonton, AB

Attention first time buyers and investors! Opportunity is waiting! With TWO FULL KITCHENS, 2.5 BATHROOMS and a total of 6 BEDROOMS (3 up and 3 down), the possibilities are endless! Outside you'll find your beautiful, large yard complete with full fencing as well as many beautiful fruit shrubs, fruit trees as well as gardening areas! Your single detached garage has enough space for 1 vehicle inside the garage as well as 1 outside the garage with back lane access. There's also plenty of street parking! Your homes roof is newer without any maintenance currently needed, just move in and unpack your bags without worry or stress! Inside, you'll find updated vinyl plank floors with vinyl windows on the main as well as laminate flooring in the basement. The vaulted ceilings in your large bedrooms plus 2.5 bathrooms, ensure that everyone in your new home will be comfortable and have plenty of space! A clean, functional and affordable home ready for it's new owner, come have a look, and see for yourself!

Built in 1956

Essential Information

MLS® # E4449949

Price \$399,000



Bedrooms	6
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,043
Acres	0.00
Year Built	1956
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

Community Information

Address	13111 65 Street
Area	Edmonton
Subdivision	Belvedere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 1A2

Amenities

Amenities	Off Street Parking, Deck, Guest Suite, Hot Water Natural Gas, No Smoking Home, Vinyl Windows
Parking Spaces	2
Parking	Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Washer, Window Coverings, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
----------	--------------

Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Schools, Shopping Nearby, Vegetable Garden
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Belvedere Elementary
Middle	Steele Heights Jr High
High	M.E. LaZerte High School

Additional Information

Date Listed	July 26th, 2025
Days on Market	8
Zoning	Zone 02

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 3rd, 2025 at 10:02am MDT