# \$219,900 - 11948 61 Street, Edmonton

MLS® #E4426639

# \$219,900

3 Bedroom, 1.00 Bathroom, 828 sqft Single Family on 0.00 Acres

Montrose (Edmonton), Edmonton, AB

Discover this cozy two bedroom bungalow with a large double detached garage. This home has curb appeal with a partially covered front deck. The entrance opens to a living room with new vinyl plank flooring and fresh, neutral paint throughout. The modern kitchen has espresso coloured cabinetry. The two bedrooms have brand new carpet. The renovated four-piece bathroom also has the stacked washer dryer. The layout is complete with a small den which could be an office or perfect for additional storage. This home has a newer furnace, new flooring, new paint and so much more. Close to Montrose School and next to Montrose Park. This is a cozy place to call home!



#### **Essential Information**

MLS® # E4426639 Price \$219,900

Bedrooms 3

Bathrooms 1.00

Full Baths 1

Square Footage 828

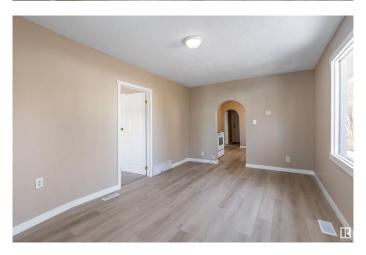
Acres 0.00

Year Built 1916

Type Single Family







Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 11948 61 Street

Area Edmonton

Subdivision Montrose (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5W 4A9

#### **Amenities**

Amenities See Remarks

Parking Double Garage Detached, Over Sized

# Interior

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,

Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 1

Has Basement Yes

Basement None, No Basement

# **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Flat Site, Landscaped, Playground Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### Additional Information

Date Listed March 20th, 2025

Days on Market 44

Zoning Zone 06

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 May 2nd, 2025 at 10:47pm MDT