

Courtesy Of Cody C LeClair Of RE/MAX River City

# \$499,900 - 6212 89 Avenue, Edmonton

MLS® #E4465385

## \$499,900

5 Bedroom, 2.00 Bathroom, 1,081 sqft  
Single Family on 0.00 Acres

Kenilworth, Edmonton, AB

Welcome to Kenilworth. This beautifully renovated 3+2 bedroom home with a double garage offers a warm, inviting layout with modern finishes throughout. The main floor features a bright living room that flows into a stylish kitchen with tall cabinetry, recessed lighting, stainless steel appliances, and a contemporary tile backsplash. Three comfortable bedrooms on the main level, including a primary with a custom floor-to-ceiling glass closet. The updated main bath includes double sinks and fresh tile. The fully finished basement adds two additional bedrooms, a full bathroom, and a spacious family/rec room perfect for movie nights or play space. Upgraded windows and 100 amp electrical panel (house & garage). The garage is heated and insulated. Located in a desirable community close to schools, parks, and amenities—this move-in ready home checks all the boxes.

Built in 1964

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4465385  |
| Price      | \$499,900 |
| Bedrooms   | 5         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,081                  |
| Acres          | 0.00                   |
| Year Built     | 1964                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                |
|-------------|----------------|
| Address     | 6212 89 Avenue |
| Area        | Edmonton       |
| Subdivision | Kenilworth     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6B 0M9        |

### **Amenities**

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Detached |

### **Interior**

|              |                                                                                                                                       |
|--------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                                             |
| Stories      | 2                                                                                                                                     |
| Has Basement | Yes                                                                                                                                   |
| Basement     | Full, Finished                                                                                                                        |

### **Exterior**

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior          | Wood, Vinyl                                    |
| Exterior Features | Landscaped, Park/Reserve, Schools, See Remarks |
| Roof              | Asphalt Shingles                               |
| Construction      | Wood, Vinyl                                    |
| Foundation        | Concrete Perimeter                             |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | November 11th, 2025 |
| Days on Market | 2                   |

## Zoning

## Zone 18

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Listing information last updated on November 12th, 2025 at 10:47pm MST