# \$695,000 - 10948 62 Avenue, Edmonton

MLS® #E4445981

### \$695,000

6 Bedroom, 4.00 Bathroom, 1,435 sqft Single Family on 0.00 Acres

Parkallen (Edmonton), Edmonton, AB

Welcome to this stunning brand new half-duplex, thoughtfully crafted with tons of upgrades and located in a highly desirable, central neighborhood close to all major amenities. This home features a total of 6 generously sized bedrooms and 4 full bathrooms, including a rare main floor bedroom and full bathâ€"ideal for guests, extended family, or flexible living needs. The open-concept layout is designed for comfort and functionality, with premium finishes throughout, including modern lighting, sleek cabinetry, and quartz countertops. Downstairs include a fully legal 2-bedroom basement suite with its own private entrance presents an outstanding mortgage helper or investment opportunity. A double detached garage provides secure parking. Perfectly situated near public transit, schools, shopping, and just minutes from the University area, this home is an exceptional opportunity for families, students, or investors looking for a turnkey property in a prime location.

Built in 2024

#### **Essential Information**

MLS® # E4445981 Price \$695,000

Bedrooms 6







Bathrooms 4.00

Full Baths 4

Square Footage 1,435 Acres 0.00

Year Built 2024

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

# **Community Information**

Address 10948 62 Avenue

Area Edmonton

Subdivision Parkallen (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T6H 1N2

## **Amenities**

Amenities See Remarks

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances Hood Fan, Builder Appliance Credit

Heating Forced Air-1, Natural Gas

Stories 3

Has Suite Yes

Has Basement Yes

Basement Full, Finished

## **Exterior**

Exterior Wood, Vinyl

Exterior Features Back Lane, See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed July 4th, 2025

Days on Market 117

Zoning Zone 15

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