\$374,000 - 1436 62 Street, Edmonton

MLS® #E4460794

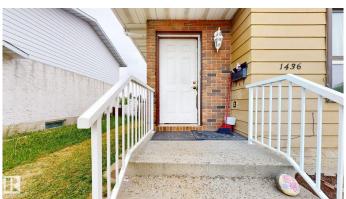
\$374,000

5 Bedroom, 2.50 Bathroom, 1,161 sqft Single Family on 0.00 Acres

Sakaw, Edmonton, AB

Attention Investors and First-Time Home Buyers! Discover this spacious and versatile half duplex designed to fit your lifestyle and investment goals. The main floor offers a bright, functional layout with separate living and dining areas, a well-appointed kitchen, NEW FLOORING and a primary bedroom complete with a walk-in closet and private ensuite bathroom. Two additional bedrooms and a full bathroom provide plenty of space for family or guests. The FULLY FINISHED **BASEMENT features a SEPARATE** ENTRANCE, a welcoming family room, a second kitchen, two bedrooms, a full bathroom, and convenient laundry facilitiesâ€"ideal for extended family living. Perfectly situated close to schools, shopping, parks, and public transit, this property combines comfort, flexibility, and outstanding value.







Built in 1978

Essential Information

MLS® # E4460794

Price \$374,000

Bedrooms 5

Bathrooms 2.50

Full Baths 2
Half Baths 1

Square Footage 1,161 Acres 0.00 Year Built 1978

Type Single Family
Sub-Type Half Duplex
Style Bungalow
Status Active

Community Information

Address 1436 62 Street

Area Edmonton

Subdivision Sakaw

City Edmonton
County ALBERTA

Province AB

Postal Code T6L 1S8

Amenities

Amenities On Street Parking

Parking No Garage

Interior

Interior Features ensuite bathroom

Appliances Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two

Heating Forced Air-1, Natural Gas

Stories 2
Has Suite Yes
Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Brick, Hardie Board Siding

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Brick, Hardie Board Siding

Foundation Concrete Perimeter

School Information

Elementary Sakaw School

Middle Riverbend School
High Riverbend School

Additional Information

Date Listed October 3rd, 2025

Days on Market 13

Zoning Zone 29

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Listing information last updated on October 15th, 2025 at 10:32pm MDT