

## \$595,000 - 10535 67 Avenue, Edmonton

MLS® #E4444400

**\$595,000**

3 Bedroom, 2.50 Bathroom, 1,650 sqft

Single Family on 0.00 Acres

Allendale, Edmonton, AB

Welcome to this stunning duplex located on a quiet, tree-lined street in Allendale. This beautifully upgraded home offers 3 bedrooms plus a den, 2.5 baths, and high-end finishes throughout. Enjoy 9'™ ceilings, rich hardwood floors, and a spacious open-concept layout featuring a large great room with a cozy gas fireplace. The kitchen is designed for entertaining, complete with a massive walk-in pantry, quartz countertops with a flush eating bar, soft-close cabinetry, and S/S appliances. Upstairs, the generous primary includes a luxurious ensuite with dual sinks, soaker tub, and separate shower. Two additional well-sized bedrooms and convenient laundry complete the second floor. The open basement features a separate side entrance, ideal for a future suite, and there's a double detached garage. Outside, you'll find a beautifully landscaped yard and private deck—perfect for relaxing or hosting. This property is truly move-in ready and just minutes from the U of A, Whyte Avenue, shopping, and transit.

Built in 2014

### Essential Information

MLS® # E4444400

Price \$595,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,650
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	10535 67 Avenue
Area	Edmonton
Subdivision	Allendale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1Z4

### Amenities

Amenities	Ceiling 9 ft., Deck, No Animal Home, No Smoking Home
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Stone Facing
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
----------	--------------------

Exterior Features	Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Parkallen
Middle	Allendale
High	Strathcona

### **Additional Information**

Date Listed	June 26th, 2025
Days on Market	60
Zoning	Zone 15

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 25th, 2025 at 8:32am MDT