

## **\$850,000 - 11118 65 Street, Edmonton**

MLS® #E4447069

**\$850,000**

3 Bedroom, 2.50 Bathroom, 1,809 sqft

Single Family on 0.00 Acres

Highlands (Edmonton), Edmonton, AB

This Highlands home was professionally renovated to the studs in 2004 retaining its historical integrity while providing every modern convenience including new plumbing, electrical, and most windows. The charming front veranda leads to the spacious foyer with gorgeous original wood doors. The living and dining rooms have all the charm of years gone by while the kitchen and bathrooms are bright and modern. You'll fall in love with the cozy den, overlooking the back deck, and there's a spacious bonus room upstairs ideal for an artist's studio, yoga room or home office. Upstairs you'll find 3 spacious upstairs bedrooms including the primary with private ensuite bath, plus another full bath. The basement is finished as well with an inviting family room. There's a single attached garage as well as a new oversized double garage (2010) with room for 2 cars to park and storage for a 3rd. Designed with future loft development in mind, the options are endless! All this on a picturesque street just off Ada Boulevard!

Built in 1910

### **Essential Information**

MLS® # E4447069

Price \$850,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,809                  |
| Acres          | 0.00                   |
| Year Built     | 1910                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 11118 65 Street      |
| Area        | Edmonton             |
| Subdivision | Highlands (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5W 4K1              |

### Amenities

|                |                                                                |
|----------------|----------------------------------------------------------------|
| Amenities      | Deck, Front Porch, No Smoking Home, Vinyl Windows, See Remarks |
| Parking Spaces | 4                                                              |
| Parking        | Double Garage Detached, Over Sized, Single Garage Attached     |

### Interior

|                   |                                                             |
|-------------------|-------------------------------------------------------------|
| Interior Features | ensuite bathroom                                            |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer |
| Heating           | Forced Air-1, Natural Gas                                   |
| Fireplace         | Yes                                                         |
| Fireplaces        | Mantel                                                      |
| Stories           | 3                                                           |
| Has Basement      | Yes                                                         |
| Basement          | Full, Finished                                              |

### Exterior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Exterior          | Wood                                                                 |
| Exterior Features | Back Lane, Landscaped, Park/Reserve, Public Transportation, Schools, |

|              |                        |
|--------------|------------------------|
|              | Treed Lot, See Remarks |
| Roof         | Asphalt Shingles       |
| Construction | Wood                   |
| Foundation   | Brick                  |

### **School Information**

|            |                      |
|------------|----------------------|
| Elementary | Virginia Park School |
| Middle     | Highlands School     |
| High       | Eastglen School      |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 10th, 2025 |
| Days on Market | 22              |
| Zoning         | Zone 09         |

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Listing information last updated on August 1st, 2025 at 1:47am MDT