

\$409,900 - 9740 63 Avenue, Edmonton

MLS® #E4452932

\$409,900

3 Bedroom, 2.00 Bathroom, 998 sqft
Single Family on 0.00 Acres

Hazeldean, Edmonton, AB

Charming bungalow located in Haxeldeen, offering a warm and inviting atmosphere. The main floor features 2 spacious bedrooms, a dining area and large living room filled with natural light, perfect for relaxing or entertaining. A separate entrance leads to the fully finished basement, complete with its own kitchen, separate laundry, a 4-piece bathroom, and a generously sized bedroom—ideal for extended family.

Built in 1956

Essential Information

MLS® #	E4452932
Price	\$409,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	998
Acres	0.00
Year Built	1956
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address 9740 63 Avenue



Area	Edmonton
Subdivision	Hazeldean
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 0G6

Amenities

Amenities	See Remarks
Parking	Double Garage Detached

Interior

Appliances	Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	1
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 14th, 2025
Days on Market	99
Zoning	Zone 17

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 November 21st, 2025 at 2:02am MST