

\$899,000 - 12907 64 Avenue, Edmonton

MLS® #E4437053

\$899,000

5 Bedroom, 2.00 Bathroom, 1,206 sqft

Single Family on 0.00 Acres

Grandview Heights (Edmonton), Edmonton, AB

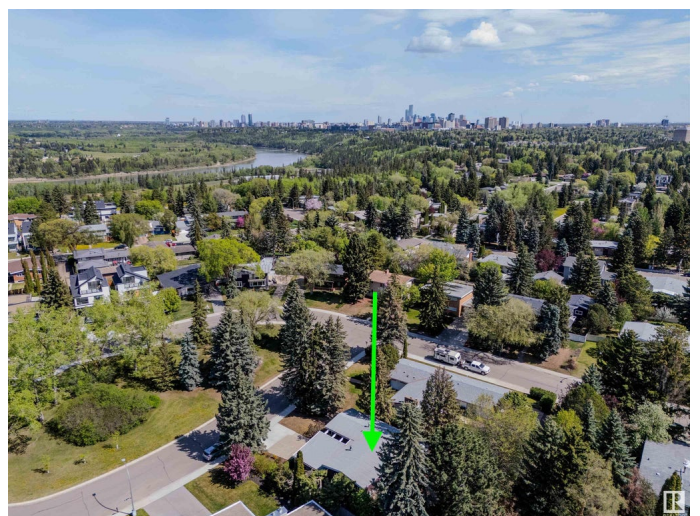
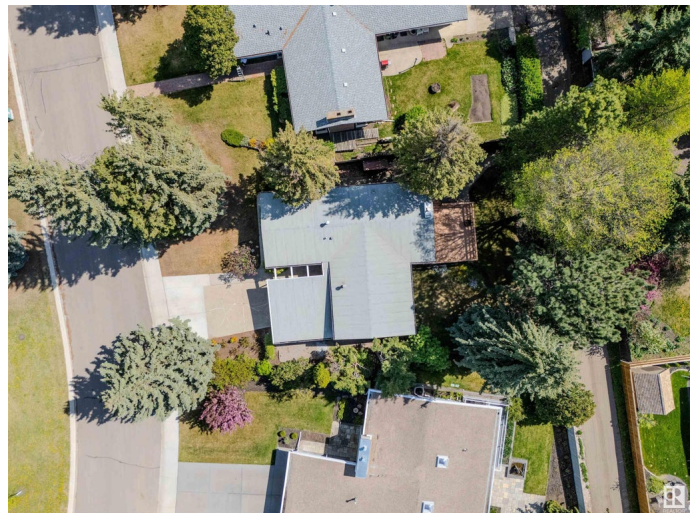
Grandview, known for its peaceful, tree-lined streets, scenic nature trails, & close proximity to the University makes it one of Edmonton's Most Desirable Neighbourhoods. A thriving academic hub, Grandview offers a rare blend of intellectual energy & quiet charm. Located on the most desirable crescent & designed by a California architect, the home reflects the finest elements of classic mid-century design-clean lines, open spaces, & connection to the outdoors. Open-beam ceilings & a full wall of windows overlook a private, park-like backyard. High ceilings extend into the kitchen, where custom rounded-edge cabinetry & a cozy fireplace create a warm, inviting space. The main floor features a spacious primary bedroom with a semi-ensuite, with a new walk-in shower. An office is down the hall. The lower level includes a large family room, three additional bedrooms with large windows facing the yard, a 5 pce bath & unique temp controlled wine room converted from a bomb shelter! A one of a kind property!

Built in 1962

Essential Information

MLS® # E4437053

Price \$899,000



Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,206
Acres	0.00
Year Built	1962
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	12907 64 Avenue
Area	Edmonton
Subdivision	Grandview Heights (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1T6

Amenities

Amenities	No Animal Home, No Smoking Home, Vaulted Ceiling
Parking Spaces	2
Parking	Single Carport

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Back Lane, Private Setting, Schools, Ski Hill Nearby
Roof	EPDM Membrane

Construction	Wood
Foundation	Concrete Perimeter

School Information

Elementary	Grandview
Middle	Grandview
High	Strathcona

Additional Information

Date Listed	May 16th, 2025
Days on Market	9
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 May 25th, 2025 at 8:17am MDT