

\$449,444 - 1751 62 Street, Edmonton

MLS® #E4433836

\$449,444

4 Bedroom, 2.50 Bathroom, 1,225 sqft

Single Family on 0.00 Acres

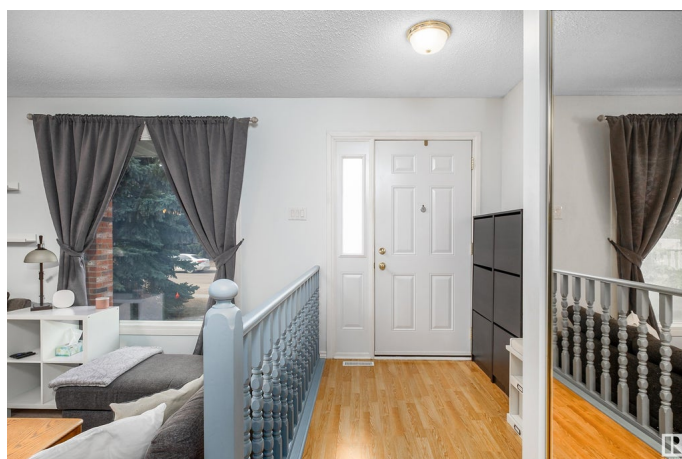
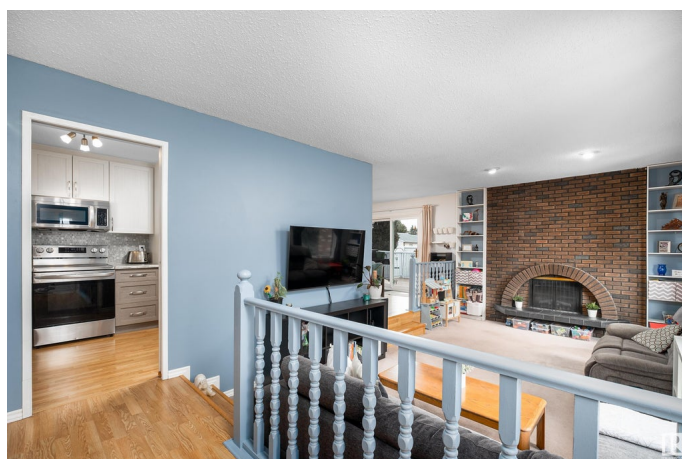
Meyokumin, Edmonton, AB

Welcome to this beautifully updated bungalow in Meyokumin—a perfect blend of comfort, space, and functionality. A spacious entryway leads into a sunken living room with a charming brick fireplace and electric insert, ideal for cozy gatherings. A dedicated dining area connects seamlessly to the renovated kitchen, offering ample cupboard and counter space, plus patio doors that open to a deck—perfect for outdoor dining. The main level features a primary bedroom with 2pc ensuite, two additional beds, and 4pc bath. A standout feature is the finished basement with a separate entrance, 2nd kitchen, 2nd laundry —ideal for multi-generational families or with a few more modifications it can be turned into a legal suite. Whether first-time buyers, a growing family, or seeking a great investment, this home is a must-see!

Built in 1978

Essential Information

MLS® #	E4433836
Price	\$449,444
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,225



Acres	0.00
Year Built	1978
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	1751 62 Street
Area	Edmonton
Subdivision	Meyokumin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 1M7

Amenities

Amenities	Deck, Detectors Smoke
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Washer, Window Coverings, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed May 1st, 2025

Days on Market 3

Zoning Zone 29

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 4th, 2025 at 3:17am MDT