

\$365,000 - 13002 69 Street, Edmonton

MLS® #E4432580

\$365,000

5 Bedroom, 2.00 Bathroom, 1,015 sqft

Single Family on 0.00 Acres

Balwin, Edmonton, AB

This fully renovated bungalow offers three bedrooms on the main floor, full 3 piece bathroom and laundry main level. The bright living room and spacious kitchen create a welcoming atmosphere. The basement is fully finished with separate entrance, laundry, full 3 piece bathroom, 2 bedrooms, den, dining, sitting area/ tv room and kitchen. Both levels boast custom cabinetry and quartz countertops which include the kitchens, bathrooms, front entry bench and main level laundry. Outside, you'll find a large fenced backyard, a double detached garage, and a corner lot with ample parking. Conveniently located near the LRT, schools, parks, and shopping.

Built in 1964

Essential Information

MLS® #	E4432580
Price	\$365,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,015
Acres	0.00
Year Built	1964
Type	Single Family



Sub-Type	Half Duplex
Style	Bungalow
Status	Active

Community Information

Address	13002 69 Street
Area	Edmonton
Subdivision	Balwin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5C 0H4

Amenities

Amenities	Detectors Smoke, Guest Suite, Hot Water Electric, Parking-Visitor
Parking	Double Garage Detached, Rear Drive Access

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Humidifier-Power(Furnace), Refrigerator, Stove-Electric, Washer, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone
Exterior Features	Airport Nearby, Back Lane, Backs Onto Park/Trees, Fenced, Golf Nearby, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 24th, 2025
Days on Market	8
Zoning	Zone 02

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 2nd, 2025 at 2:32am MDT