

\$544,900 - 10574 62 Avenue, Edmonton

MLS® #E4436282

\$544,900

4 Bedroom, 3.50 Bathroom, 1,255 sqft

Condo / Townhouse on 0.00 Acres

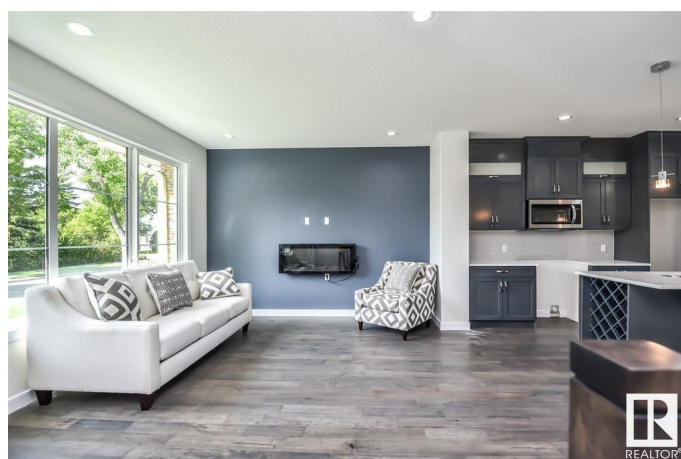
Allendale, Edmonton, AB

This well-cared-for half duplex is located just minutes from the University of Alberta, LRT, Whyte Avenue, Southgate Mall, and local schools. Featuring quality upgrades throughout, the home includes high-grade hardwood and carpet flooring. The main level offers a functional layout with a bright living room, dining area, modern kitchen, a convenient half bathroom, and a mudroom with storage. Upstairs, the primary bedroom includes a walk-in closet and ensuite, accompanied by two additional bedrooms, a shared full bathroom, and upstairs laundry. The property also includes a one-bedroom legal basement suite with a separate entrance—ideal for generating rental income to help support mortgage payments. A single detached garage and close proximity to Calgary Trail and public transit add to the home's appeal.

Built in 2019

Essential Information

MLS® #	E4436282
Price	\$544,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1



Square Footage	1,255
Acres	0.00
Year Built	2019
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	10574 62 Avenue
Area	Edmonton
Subdivision	Allendale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1M4

Amenities

Amenities	On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Instant, Smart/Program. Thermostat, Infill Property
Parking	Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Oven-Microwave, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed May 14th, 2025

Days on Market 5

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 18th, 2025 at 10:32pm MDT