

## **\$850,000 - 11118 65 Street, Edmonton**

MLS® #E4447069

**\$850,000**

3 Bedroom, 2.50 Bathroom, 1,809 sqft  
Single Family on 0.00 Acres

Highlands (Edmonton), Edmonton, AB

This Highlands home was professionally renovated to the studs in 2004 retaining its historical integrity while providing every modern convenience including new plumbing, electrical. and most windows. The charming front veranda leads to the spacious foyer with gorgeous original wood doors. The living and dining rooms have all the charm of years gone by while the kitchen and bathrooms are bright and modern. You'll fall in love with the cozy den, overlooking the back deck, and there's a spacious bonus room upstairs ideal for an artist's studio, yoga room or home office. Upstairs you'll find 3 spacious upstairs bedrooms including the primary with private ensuite bath, plus another full bath. The basement is finished as well with an inviting family room. There's a single attached garage as well as a new oversized double garage (2010)with room for 2 cars to park and storage for a 3rd. Designed with future loft development in mind, the options are endless! All this on a picturesque street just off Ada Boulevard!

Built in 1910

### **Essential Information**

MLS® # E4447069

Price \$850,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,809
Acres	0.00
Year Built	1910
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	11118 65 Street
Area	Edmonton
Subdivision	Highlands (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 4K1

### Amenities

Amenities	Deck, Front Porch, No Smoking Home, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Detached, Over Sized, Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Back Lane, Landscaped, Park/Reserve, Public Transportation, Schools,

	Treed Lot, See Remarks
Roof	Asphalt Shingles
Construction	Wood
Foundation	Brick

### School Information

Elementary	Virginia Park School
Middle	Highlands School
High	Eastglen School

### Additional Information

Date Listed	July 10th, 2025
Days on Market	1
Zoning	Zone 09

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