

\$329,000 - 13722 75 Street, Edmonton

MLS® #E4451006

\$329,000

2 Bedroom, 1.00 Bathroom, 1,111 sqft

Single Family on 0.00 Acres

Kildare, Edmonton, AB

NO CONDO FEES! Discover comfort and convenience in this charming 2-bedroom bungalow located in a quiet, well-maintained 45+ community at 13723 75 Street. Ideal for downsizers or those seeking low-maintenance living, this home offers a spacious layout with a bright living room, a functional 4-piece bathroom, and a dedicated main floor laundry room for added ease. Enjoy peaceful mornings on your private deck overlooking the fenced backyard—perfect for a small pet, light gardening, or simply relaxing. The partially finished basement provides bonus space for a hobby area, den, or ample storage to suit your needs. Additional highlights include a single attached garage with driveway parking, ensuring winter convenience and extra space for guests. Located close to shopping, transit, parks, and community amenities—this is a perfect blend of quiet living with city accessibility. Don't miss your opportunity to own in this welcoming adult-living community!

Built in 1989

Essential Information

MLS® #	E4451006
Price	\$329,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	1,111
Acres	0.00
Year Built	1989
Type	Single Family
Sub-Type	Residential Attached
Style	Bungalow
Status	Active

Community Information

Address	13722 75 Street
Area	Edmonton
Subdivision	Kildare
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5C 3R3

Amenities

Amenities	Air Conditioner, Deck, Hot Water Natural Gas, No Smoking Home, Storage-In-Suite, Television Connection
Parking Spaces	2
Parking	Single Garage Attached

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Landscaped, No Through Road, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed August 2nd, 2025

Days on Market 2

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 August 4th, 2025 at 11:02am MDT