

## \$499,900 - 1732 62 Street, Edmonton

MLS® #E4424627

**\$499,900**

4 Bedroom, 3.50 Bathroom, 1,523 sqft  
Single Family on 0.00 Acres

Walker, Edmonton, AB

**\*\*FINISHED BASEMENT WITH ALMOST KITCHEN/ BAR SETUP FULL BED & BATH WITH PERMITS\*\***Situated in the sought-after neighborhood of Walker Lake, this charming detached single-family home offers a functional layout, modern design, and a prime location close to shopping plazas, schools, parks, and other essential amenities. The main floor boasts an open-concept design, featuring a bright and spacious family area, a well-appointed kitchen with ample cabinetry, and a dining space perfect for gatherings. Additionally, there is a versatile bedroom/office space and a convenient 2-piece washroom, making it ideal for guests or working from home. Moving upstairs, the primary bedroom provides a relaxing retreat, complete with a 4-piece ensuite bathroom. Two additional well-sized bedrooms offer plenty of space for family members or guests and are complemented by a separate 3-piece bathroom.

Built in 2012

### Essential Information

MLS® #	E4424627
Price	\$499,900
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,523
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1732 62 Street
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0B9

### **Amenities**

Amenities	Carbon Monoxide Detectors, Detectors Smoke
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Built-In, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed March 5th, 2025

Days on Market 33

Zoning Zone 53

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 April 7th, 2025 at 4:32pm MDT