Courtesy Of Aman K Rana Of Exp Realty

$474,900 - 12029 69 Street, Edmonton

MLS® #E4448592

$474,900
4 Bedroom, 3.50 Bathroom, 1,546 sqft
Single Family on 0.00 Acres

Montrose (Edmonton), Edmonton, AB

END-STREET RETREAT - Near the RIVER VALLEY, HIGHLANDS GOLF COURSE, and 15 minutes from the ICE DISTRICT, unwind in this pristine 4 BED + 3.5 BATH, 2-STOREY refuge with over 2,000 SQFT of thoughtful living. The ample entry hall + 9 FT CEILINGS open to immaculate HARDWOOD floors centered by a FIREPLACE FEATURE WALL. The kitchen boasts RICH-TONED cabinetry wrapping around an EAT-IN ISLAND, overlooking a sprawling TERRACED DECK. The generous primary bedroom includes a WALK-IN CLOSET and ensuite with SOAKER TUB and WATER-CLOSET. The bright + modern FINISHED BASEMENT adds extra living space, bedroom, full bath and storage. LOW MAINT landscaping, central A/C, front PORCH + garden SHED are added bonuses for any busy family.

Built in 2012

Essential Information

MLS® #	E4448592
Price	$474,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,546

Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	12029 69 Street
Area	Edmonton
Subdivision	Montrose (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 1S7

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Front Porch, R.V. Storage
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks, TV Wall Mount, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Backs Onto Park/Trees, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation	Concrete Perimeter

Additional Information

Date Listed	July 18th, 2025
Days on Market	15
Zoning	Zone 06

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