

\$449,000 - 13408 62st, Edmonton

MLS® #E4435480

\$449,000

3 Bedroom, 2.50 Bathroom, 1,313 sqft

Condo / Townhouse on 0.00 Acres

Belvedere, Edmonton, AB

DETACHED SINGLE FAMILY. These 3 bedrooms and 2.5-bathroom home has a perfectly designed floor plan, for young families, down sizers and anyone looking to start a family or savvy investors. Walking distance to school and belvedere LRT Station. Up on entry u will see very spacious living with TV nook, gas fireplace. Contemporary style kitchen overlooking living room, dark brown kitchen cabinets with beautiful lighting. second floor features 3 spacious bedrooms ,including master bedroom with 4 piece ensuite and walk in closet .

Built in 2006

Essential Information

MLS® #	E4435480
Price	\$449,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,313
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Detached Condominium
Style	2 Storey



Status	Active
--------	--------

Community Information

Address	13408 62st
Area	Edmonton
Subdivision	Belvedere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 0V7

Amenities

Amenities	Deck
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Log, Vinyl
Exterior Features	Back Lane
Roof	Asphalt Shingles
Construction	Log, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 9th, 2025
Days on Market	41
Zoning	Zone 02
Condo Fee	\$50

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 June 19th, 2025 at 3:03pm MDT