

\$679,900 - N/A, Edmonton

MLS® #E4460785

\$679,900

9 Bedroom, 4.00 Bathroom, 2,691 sqft

Single Family on 0.00 Acres

Montrose (Edmonton), Edmonton, AB

Renovated, move-in ready! Perfect for large or multi-generational families, or for potential future conversion into shared living facility such as rooming house. With nearly 3700 square feet of living space on 4 levels including a loft, this home has plenty of space. 8 bedrooms + den, additional huge loft, 4 full bathrooms, and finished basement. 1 bedroom, bathroom and a den on main level - perfect for older members of the family. 5 bedrooms upper level. 2 bedrooms in basement. Plenty of recent upgrades including: new luxury vinyl plank flooring main floor and 3 bedrooms, recent paint. Central air conditioning. Large deck. Fully finished basement with additional food preparation area. Fenced back yard. Close to transport, shopping and amenities. Large double detached garage. 2 furnaces. Potential rent of \$6000+ plus if converted to rooming house / shared rental facility.

Built in 2010

Essential Information

MLS® #	E4460785
Price	\$679,900
Bedrooms	9
Bathrooms	4.00
Full Baths	4



Square Footage	2,691
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	3 Storey
Status	Active

Community Information

Address	N/A
Area	Edmonton
Subdivision	Montrose (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 1P7

Amenities

Amenities	Air Conditioner, Deck
Parking	Double Garage Detached

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Slab

Additional Information

Date Listed	October 3rd, 2025
Days on Market	3

Zoning

Zone 06

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