

\$413,000 - 16807 64 Street, Edmonton

MLS® #E4418662

\$413,000

3 Bedroom, 2.50 Bathroom, 1,693 sqft
Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

"Civil Enforcement Sale" half duplex of approximately 1700 sq ft. 3 bedrooms with unfinished basement, and double attached garage is being sold "SIGHT UNSEEN, WHERE-IS, AS-IS". The subject property is purported to be in good condition with some laminate floors, primary bedroom walk in closet and ensuite, plus A/C. All information and measurements have been obtained from the Tax Assessment, old MLS, a recent Appraisal and/or assumed, and could not be confirmed. "The measurements represented do not imply they are in accordance with the Residential Measurement Standard in Alberta". There is NO ACCESS to the property, drive-byâ€™s only and please respect the Owner's situation.



Built in 2016

Essential Information

MLS® #	E4418662
Price	\$413,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,693
Acres	0.00
Year Built	2016

Type Single Family
Sub-Type Half Duplex
Style 2 Storey
Status Active

Community Information

Address 16807 64 Street
Area Edmonton
Subdivision McConachie Area
City Edmonton
County ALBERTA
Province AB
Postal Code T5Y 3P8

Amenities

Amenities See Remarks
Parking Double Garage Attached

Interior

Interior Features ensuite bathroom
Appliances See Remarks
Heating Forced Air-1, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Wood, Vinyl
Exterior Features See Remarks
Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed January 20th, 2025
Days on Market 54
Zoning Zone 03



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Listing information last updated on March 15th, 2025 at 2:02am MDT