

# **\$713,999 - 10811 64 Avenue, Edmonton**

MLS® #E4447288

**\$713,999**

4 Bedroom, 3.50 Bathroom, 1,997 sqft  
Condo / Townhouse on 0.00 Acres

Allendale, Edmonton, AB

Welcome to this stunning 2.5 storey townhouse located in the highly desirable community of Allendale. Flooded with NATURAL LIGHT & designed with modern elegance this home has everything you're looking for. The kitchen is a chef's dream featuring a massive island with eating bar, sleek cabinetry, QUARTZ COUNTERTOPS, tiled backsplash & is next to the large dining room. The spacious living room features a gas f/p & FRENCH DOORS leading to a large deck & beautifully landscaped yard. A 2pce bath completes the level. The 2nd floor hosts a generous primary bdrm with walk-in closet & stylish 4pce ENSUITE. 2 addt'l bdrms, 4pce bath & laundry complete this level. Head up to the 3rd floor LOFT with access to a ROOFTOP PATIO. The fully finished bsmt features a rec room with WET BAR, 4th bdrm, 3pce bath and direct access to the backyard. Enjoy the private, fenced backyard and access to a SINGLE DETACHED GARAGE. All this minutes from the UofA, Whyte Ave, Southgate Mall & a wide array of shops, restaurants & amenities.



Built in 2017

## **Essential Information**

MLS® #	E4447288
Price	\$713,999

Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,997
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 and Half Storey
Status	Active

### Community Information

Address	10811 64 Avenue
Area	Edmonton
Subdivision	Allendale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1T3

### Amenities

Amenities	Air Conditioner, Deck, Patio, Walkout Basement, Infill Property
Parking	Single Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing
Stories	4
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Metal, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public

	Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	July 11th, 2025
Days on Market	6
Zoning	Zone 15
Condo Fee	\$25

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Listing information last updated on July 17th, 2025 at 6:48pm MDT