

## \$619,900 - 11116 69 Street, Edmonton

MLS® #E4457622

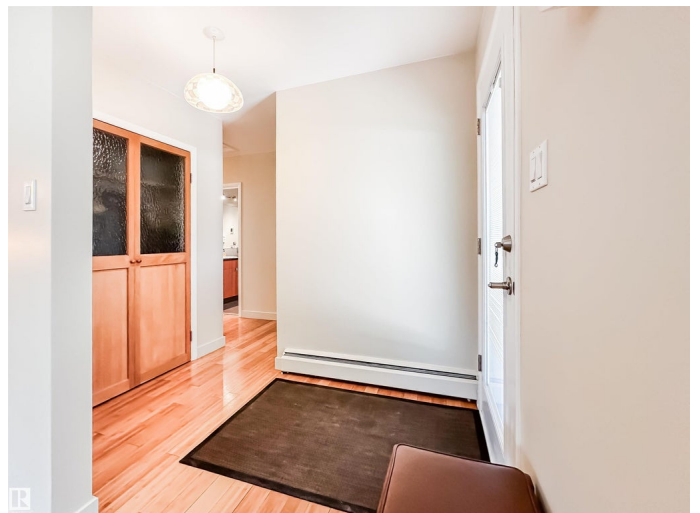
**\$619,900**

4 Bedroom, 2.00 Bathroom, 1,178 sqft

Single Family on 0.00 Acres

Bellevue, Edmonton, AB

UPDATED BUNGALOW IN BELLEVUE-HIGHLANDS NEAR THE RIVER VALLEY! Beautifully maintained and full of upgrades, this 1,178 sqft, 4-bed, 2-bath bungalow sits on a quiet street in this sought-after area, one block to Ada Boulevard's River Valley views, and walkable to Kind Ice Cream, Fox Burger, Bodega, Highlands Golf Course, Borden Park Natural Swimming Pool, and Concordia University. Inside, warm bamboo flooring runs through a bright, open layout with an updated kitchen featuring modern cabinetry, tile backsplash, stainless steel appliances, and generous prep space. The dining area & living room offer space to gather, while the spacious primary bedroom includes dual closets. A second bedroom & updated 4pc bath with heated tile complete the main floor. The fully finished basement adds two more bedrooms, a family room, 3pc bath, den, and laundry/storage. The fenced west backyard has mature landscaping includes a crabapple tree & space for a garden or play structure. Oversize double detached garage. Welcome Home!



Built in 1963

### Essential Information

MLS® #

E4457622

Price	\$619,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,178
Acres	0.00
Year Built	1963
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	11116 69 Street
Area	Edmonton
Subdivision	Bellevue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 1R4

### Amenities

Amenities	Off Street Parking, Patio
Parking Spaces	4
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Hot Water, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick
Exterior Features	Back Lane, Fenced, Landscaped, Low Maintenance Landscape, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	September 12th, 2025
Days on Market	1
Zoning	Zone 09

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Listing information last updated on September 13th, 2025 at 1:02pm MDT