

## \$549,900 - 17912 62 Street, Edmonton

MLS® #E4431727

**\$549,900**

4 Bedroom, 3.50 Bathroom, 1,465 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

Corner lot! This charming 4 bedroom+den fully finished home built by award winning builder Montorio Homes offers opulence & value like no other. Fully upgraded throughout in show home fashion, this home shows better than new & has been tastefully customized with on all 3 finished levels with a timeless touch. Its open & bright main level includes a den/office overlooking the front veranda, 1/2 bath, open concept layout connecting a gorgeous white kitchen w/ black stainless steel appliances, a warm dining nook & an open & wide living room w/ soaring windows to a back yard view. Upstairs, find your luxury primary retreat which includes a massive bedroom, walk in closet & 5 piece ensuite w/ dual vanity & full glass shower. Another 2 generous sized bedrooms, full bath & laundry finish the upper level. Its professionally developed basement offers a rec area, 4th bedroom & 4-piece bath. In the backyard oasis, a large deck, beautiful landscaping and a double garage await. A/C, blinds & more. Truly turn key!

Built in 2020

### Essential Information

MLS® # E4431727

Price \$549,900

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,465
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	17912 62 Street
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3Z4

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Front Porch, No Animal Home, No Smoking Home
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Corner Lot, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 18th, 2025
Days on Market	14
Zoning	Zone 03

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 May 1st, 2025 at 10:47pm MDT