

## \$450,000 - 2667 89 Street, Edmonton

MLS® #E4431894

**\$450,000**

4 Bedroom, 1.50 Bathroom, 1,078 sqft

Single Family on 0.00 Acres

Meyonohk, Edmonton, AB

Welcome to this well maintained bungalow on CORNER LOT with great potential for multi units on a quiet crescent. You will find it will nurture your hobbies & interests, custom aquariums and fire pit in yard, oversized 22'x24' heated garage with extra tall overhead doors + room for your big outdoor toys, Extra large pad to park an RV! Dining area opens to U shaped kitchen and floor to ceiling sized WINDOWS let the sunshine in making a very inviting living space. 3 huge bedroom, 4 pcs bath and 2nd laundry/mud room area completed the main floor. Fully finished basement offers wet bar and built-in aquariums or display cases, 2 piece bathroom, & open recroom & games area, a large bedroom with a walk-in closet and lots of storage space in the utility room. Furnace, shingles & windows have all been updated. Central air conditioning. Such a convenient location with schools and Costco for shopping and transportation nearby. This won't stay long in this hot market.

Built in 1976

### Essential Information

MLS® # E4431894

Price \$450,000

Bedrooms 4



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,078
Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	2667 89 Street
Area	Edmonton
Subdivision	Meyonohk
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6K 2Y9

### Amenities

Amenities	Off Street Parking, On Street Parking, Air Conditioner, Bar, Hot Water Natural Gas, Parking-Extra, Wet Bar
Parking	Double Garage Detached, Heated, Insulated, Over Sized, RV Parking

### Interior

Appliances	Air Conditioning-Central, Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Corner Lot, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**School Information**

Elementary                      MEYONOHK SCHOOL  
Middle                              KISĂŠWĂ,TISIWIN SCHOOL  
High                                 J. PERCY PAGE SCHOOL

**Additional Information**

Date Listed                      April 20th, 2025  
Days on Market                6  
Zoning                              Zone 29

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