

## \$444,800 - 6411 149 Avenue, Edmonton

MLS® #E4449817

**\$444,800**

3 Bedroom, 2.00 Bathroom, 1,180 sqft

Single Family on 0.00 Acres

Mcleod, Edmonton, AB

Four level split in Macleod with numerous upgrades over the years. Main floor features hardwood flooring and crown mouldings. L shaped living room and dining room. The upper level has 3 bedrooms, 2 baths including the primary bedroom with a 2 piece ensuite. The third level has a family room with pine wainscoting, brick wood burning fireplace and a two piece bath. There is a recreation room on the lower level plus a laundry room and a workshop area. Exterior has upgraded siding, soffits, eaves and shingles. Spacious double garage and private backyard. Some photos virtually staged.

Built in 1968

### Essential Information

MLS® #	E4449817
Price	\$444,800
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	2
Square Footage	1,180
Acres	0.00
Year Built	1968
Type	Single Family
Sub-Type	Detached Single Family



Style	4 Level Split
Status	Active

### Community Information

Address	6411 149 Avenue
Area	Edmonton
Subdivision	Mcleod
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 1W1

### Amenities

Amenities	No Smoking Home
Parking Spaces	4
Parking	Double Garage Detached, Over Sized

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Private Setting
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 25th, 2025
Days on Market	2
Zoning	Zone 02

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 July 27th, 2025 at 3:47am MDT