

## \$439,900 - 3912 67 Street, Edmonton

MLS® #E4448389

**\$439,900**

5 Bedroom, 2.00 Bathroom, 1,255 sqft

Single Family on 0.00 Acres

Michaels Park, Edmonton, AB

Curb Appealing and Move In Ready - What a beautiful place to call home. This Bright, fully updated 5-bedroom multifamily home in the heart of Michaels Park is welcoming and Roomy! A fully renovated kitchen has newer appliances, expansive countertops and extended maple cabinets. The Extensive renovations continue with all new flooring, fresh paint, fresh baseboards, and 2 fully renovated bathrooms. A highlight is the Dual basement entry is ideal for secondary suite potential or multigenerational use. This fully accessible home with a stair lift (can remain if needed), offering barrier-free living. Excellent layout versatility with separate entrances and large living spaces. Located near parks, schools, shopping and the new Valley Line LRT station, this home offers prime access to Mill Woods amenities and easy transit to downtown. A fantastic opportunity for investors or families looking for flexible living arrangements.

Built in 1976

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4448389  |
| Price     | \$439,900 |
| Bedrooms  | 5         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,255                  |
| Acres          | 0.00                   |
| Year Built     | 1976                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### **Community Information**

|             |                |
|-------------|----------------|
| Address     | 3912 67 Street |
| Area        | Edmonton       |
| Subdivision | Michaels Park  |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6K 2N8        |

### **Amenities**

|           |             |
|-----------|-------------|
| Amenities | See Remarks |
| Parking   | No Garage   |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dryer, Storage Shed, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Refrigerators-Two, Stoves-Two, Microwave Hood Fan-Two |
| Heating      | Forced Air-1, Natural Gas   |
| Fireplace    | Yes   |
| Fireplaces   | Mantel  |
| Stories      | 2   |
| Has Suite    | Yes   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Park/Reserve, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Vegetable Garden |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 6               |
| Zoning         | Zone 29         |



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