

# \$320,000 - 9023 60 Street, Edmonton

MLS® #E4437642

**\$320,000**

3 Bedroom, 2.00 Bathroom, 883 sqft  
Single Family on 0.00 Acres

Ottewell, Edmonton, AB

Welcome to 9023 60 St NW, a beautifully maintained bungalow. This 3 bed 2 bath home exudes warmth and character, featuring gorgeous hardwood floors that seamlessly complement the exposed ceiling beams throughout the spacious living and dining areas. The open-concept main floor is perfect for modern living, offering an inviting atmosphere with plenty of natural light. The large bedrooms provide ample space for relaxation, while the functional layout ensures comfort and convenience. The expansive backyard is ideal for entertaining, gardening, or simply unwinding in a private outdoor setting. Located on a quiet street, this home is just minutes from schools, parks, shopping, and public transit, making it an excellent choice for families and professionals alike. A brand new furnace has been installed in 2025.

Built in 1962

## Essential Information

MLS® #	E4437642
Price	\$320,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	883
Acres	0.00



Year Built	1962
Type	Single Family
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

### Community Information

Address	9023 60 Street
Area	Edmonton
Subdivision	Ottewell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6B 1M7

### Amenities

Amenities	Open Beam, Patio, Vaulted Ceiling
Parking Spaces	3
Parking	Over Sized, Single Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Flat Site, Golf Nearby, Landscaped, No Through Road, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### School Information

Elementary	Waverley, St Brendan
Middle	Kenilworth, St Brendan

High Braemar, Austin O'Brien

### **Additional Information**

Date Listed May 21st, 2025

Days on Market 4

Zoning Zone 18

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