

\$465,000 - 9203 69 Street, Edmonton

MLS® #E4443769

\$465,000

4 Bedroom, 2.00 Bathroom, 1,264 sqft

Single Family on 0.00 Acres

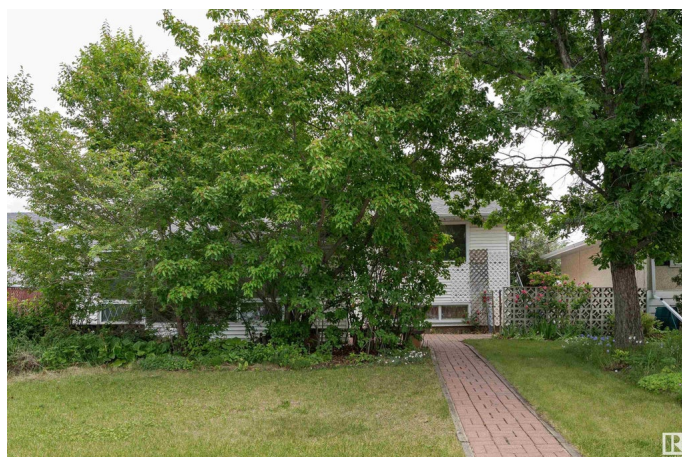
Ottewell, Edmonton, AB

Over 2,000 Sq Ft of living space in a desirable location! Welcome to this well-loved 4-bedroom, 2-bathroom home in Ottewell, Owned and meticulously maintained by the original owner, this property offers endless potential. While it does need some TLC, itâ€™s a fantastic opportunity for buyers with vision to make it truly their own. Step inside to discover a truly unique and stunning sunroom â€“ a bright and inviting space that sets this home apart. Whether you're relaxing with a book, entertaining guests, or enjoying your morning coffee, this space is sure to become your favourite retreat. The backyard is a gardenerâ€™s paradise! Located in a quiet, family-friendly neighborhood, youâ€™re just minutes from schools, parks, shopping, and downtown. This is your chance to get into a desirable community and add value with your own improvements. Donâ€™t miss out!

Built in 1961

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4443769 |
| Price | \$465,000 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,264 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 1961 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 3 Level Split |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 9203 69 Street |
| Area | Edmonton |
| Subdivision | Ottewell |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6B 1V8 |

Amenities

| | |
|-----------|--|
| Amenities | Security Window Bars |
| Parking | Single Carport, Single Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Freezer, Refrigerator, Stove-Countertop Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|-------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Fruit Trees/Shrubs |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 22nd, 2025 |
| Days on Market | 8 |
| Zoning | Zone 18 |

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Listing information last updated on June 30th, 2025 at 6:32am MDT