

# \$559,900 - 6217 13 Avenue, Edmonton

MLS® #E4437070

## \$559,900

5 Bedroom, 3.00 Bathroom, 1,957 sqft  
Single Family on 0.00 Acres

Sakaw, Edmonton, AB

Look no further- this home has it all! Featuring a spacious formal living area and cozy family room, it's perfect for making lasting memories. Enjoy the huge deck and oversized lot, ideal for hosting large gatherings or even outdoor weddings on beautiful days. Located in a quiet cul-de-sac in a sought-after neighborhood, this home offers 5 generously sized bedrooms to accommodate everyone. The basement is ready for your personal touch or can be used as-is, with a large crawl space great for storage or imaginative play areas. The house is close to schools, highways, and all amenities. Smoke-free, pet-free home.

Built in 1990

### Essential Information

MLS® #	E4437070
Price	\$559,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,957
Acres	0.00
Year Built	1990
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split



Status Active

### Community Information

Address 6217 13 Avenue  
Area Edmonton  
Subdivision Sakaw  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6L 2E5

### Amenities

Amenities Carbon Monoxide Detectors, Deck, No Animal Home, No Smoking Home  
Parking Double Garage Attached

### Interior

Interior Features ensuite bathroom  
Appliances Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings  
Heating Forced Air-1, Natural Gas  
Stories 3  
Has Basement Yes  
Basement Partial, Finished

### Exterior

Exterior Wood, Brick, Vinyl  
Exterior Features Airport Nearby, Cul-De-Sac, Landscaped, Schools, Shopping Nearby  
Roof Vinyl Shingles  
Construction Wood, Brick, Vinyl  
Foundation Concrete Perimeter

### Additional Information

Date Listed May 16th, 2025  
Days on Market 65  
Zoning Zone 29

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Listing information last updated on July 20th, 2025 at 2:17am MDT