

Courtesy Of Prince Boparai And Simran Jhand Of MaxWell Polaris

## \$439,000 - 1228 65 Street, Edmonton

MLS® #E4455560

**\$439,000**

2 Bedroom, 2.00 Bathroom, 1,023 sqft

Single Family on 0.00 Acres

Sakaw, Edmonton, AB

Welcome to Beautiful and Quite neighbourhood of Sakaw! This Single family bungalow features over 3500 sq. ft. of outdoor living. Large deck, French doors on west side, cobblestone and flagstone patios each with fireplaces—plus a 10x12 powered shed/workshop. Massive treed and fully fenced backyard with waterfall, benches, ambiance lighting for night. Front yard has new newly built east facing deck for enjoying morning coffee and beautifully landscaped with Flowers and decorative stones. Inside, enjoy 1,900+ sq. ft. of living space, 2 bed, 2 full baths. The Bright and spacious Kitchen with Island has updated SS appliances and Gas Stove. Hardwood floors, Berber carpet , laminate and tile flooring, open concept, separate dining room, large living area, Upgraded Windows fill home with natural light. Media room in basement with area for office or hobbies. This property seamlessly blends indoor comfort with outdoor luxury. This is your outdoor oasis.

Built in 1980

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4455560  |
| Price    | \$439,000 |
| Bedrooms | 2         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,023                  |
| Acres          | 0.00                   |
| Year Built     | 1980                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 1228 65 Street |
| Area        | Edmonton       |
| Subdivision | Sakaw          |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6L 2E7        |

### Amenities

|           |                                                                                                        |
|-----------|--------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Closet Organizers, Fire Pit, Front Porch, Hot Water Natural Gas |
| Parking   | Front Drive Access                                                                                     |

### Interior

|              |                                                                                       |
|--------------|---------------------------------------------------------------------------------------|
| Appliances   | Dryer, Fan-Ceiling, Freezer, Microwave Hood Fan, Stove-Gas, Washer, Refrigerators-Two |
| Heating      | Forced Air-1, Natural Gas                                                             |
| Stories      | 2                                                                                     |
| Has Basement | Yes                                                                                   |
| Basement     | Full, Finished                                                                        |

### Exterior

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

### Additional Information

Date Listed September 1st, 2025

Days on Market 4

Zoning Zone 29

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 September 5th, 2025 at 6:17pm MDT