

\$525,000 - 6864 Evans Wynd, Edmonton

MLS® #E4456905

\$525,000

4 Bedroom, 2.50 Bathroom, 1,541 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

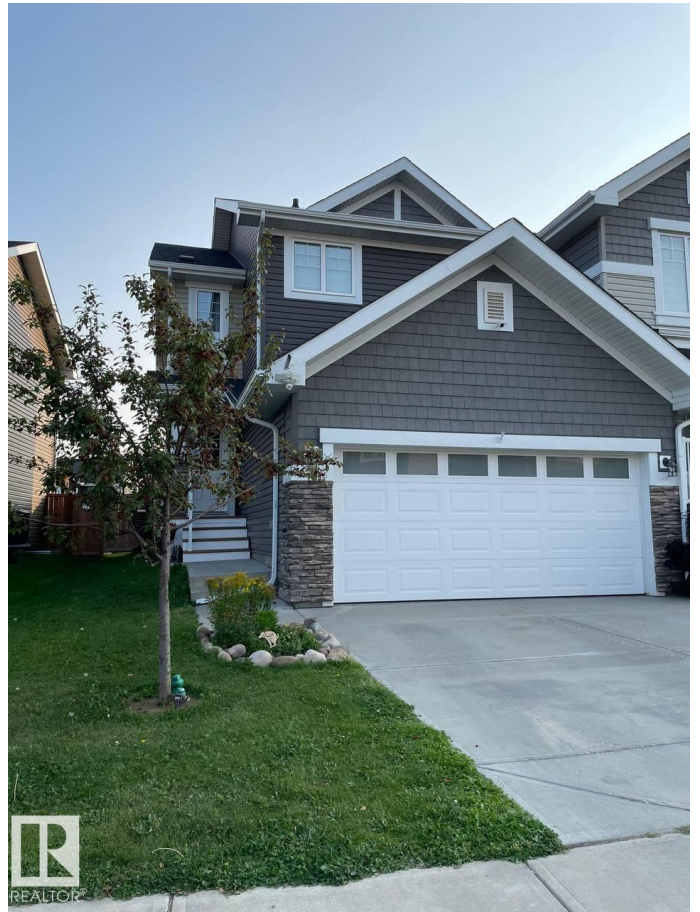
NO CONDO FEES! This charming half duplex offers a finished basement, central A/C, and thoughtful upgrades throughout. The main floor features an open concept layout with a spacious living room and a well-appointed kitchen complete with stainless steel appliances, rich cabinetry, and a central island perfect for entertaining. Upstairs, the primary suite includes a walk-in closet and ensuite, with two more bedrooms and a full bath completing the level. The FINISHED BASEMENT adds even more living space with a bonus room, bedroom, and washroom, ideal for family, guests, or a home office. Outside, enjoy a landscaped backyard with a shed and a convenient gate in the fence that opens to the back alley. The garage includes a ceiling-mounted heater and a secondary electrical panel with upgraded plugs, ideal for tools, hobbies, or future EV charging. Move-in ready and located close to schools, parks, shopping, and major routes, this home combines comfort, function, and convenience—ready to welcome its next owners.

Built in 2018

Essential Information

MLS® # E4456905

Price \$525,000



Bedrooms	4
Bathrooms	2.50
Full Baths	1
Half Baths	3
Square Footage	1,541
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	6864 Evans Wynd
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0T6

Amenities

Amenities	Air Conditioner, Deck, Detect
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
----------	--------------------



Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Level Land, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 9th, 2025
Days on Market	5
Zoning	Zone 57

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 13th, 2025 at 11:47pm MDT