

# \$695,000 - 9036 56 Street, Edmonton

MLS® #E4431703

**\$695,000**

5 Bedroom, 3.00 Bathroom, 1,442 sqft  
Single Family on 0.00 Acres

Ottewell, Edmonton, AB

This stunning five-bedroom, three-bathroom home is a modern masterpiece, boasting brand-new features throughout. With two kitchens, two laundry rooms, and a heated double garage complete with an electric car plug-in, itâ€™s designed to meet all your needs. Tucked away in a peaceful cul-de-sac, the property also offers convenient access to major roads, including 50th and 75th Streets. Recent upgrades include a new roof and upstairs windows both in 2017, new basement windows in 2024, a 200-amp electrical panel, a high-efficiency furnace installed 2024, and a hot water tank replaced in 2019. Perfect for a growing family, this move-in-ready home showcases impressive square footage, while the second kitchen and laundry room in the basement provides flexible options. Donâ€™t miss the chance to call this exceptional property your own! Some photos are virtually staged.

Built in 1961

## Essential Information

MLS® #	E4431703
Price	\$695,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3



Square Footage	1,442
Acres	0.00
Year Built	1961
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	9036 56 Street
Area	Edmonton
Subdivision	Ottewell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6B 1J2

### Amenities

Amenities	Air Conditioner
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Cul-De-Sac, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            April 18th, 2025  
Days on Market       2  
Zoning                 Zone 18

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