

Courtesy Of Neil S Thompson Of MaxWell Polaris

## \$379,900 - 11939 68 Street, Edmonton

MLS® #E4459526

### \$379,900

3 Bedroom, 2.00 Bathroom, 845 sqft  
Single Family on 0.00 Acres

Montrose (Edmonton), Edmonton, AB

Beautifully maintained jewel box in Montrose! This home has been meticulously cared for, offering a perfect blend of character and modern upgrades. Inside, you'll love the wide birdseye maple hardwood floors, soaring 9' ceilings, and a bright kitchen with full-height cabinets, custom blinds, and high-end appliances. Durable battleship-grade linoleum keeps things practical, and vinyl windows fill the home with natural light. The fully renovated basement provides a cozy extra bedroom, family space, and a high-efficiency furnace for comfort and energy savings. Outside, every detail has been handled: all concrete has been replaced, there's a large parking pad next to the double detached garage, and the park-like backyard is ready for summer gatherings. This property has been pet-free and smoke-free, ensuring a fresh, well-kept interior. Enjoy easy access to the LRT, Yellowhead, and major routes, making your commute a breeze. Homes like this don't come up very often.

Built in 1940

### Essential Information

MLS® #	E4459526
Price	\$379,900
Bedrooms	3



Bathrooms	2.00
Full Baths	2
Square Footage	845
Acres	0.00
Year Built	1940
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	11939 68 Street
Area	Edmonton
Subdivision	Montrose (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 1P8

### Amenities

Amenities	Off Street Parking, On Street Parking, Ceiling 9 ft., Deck, Insulation-Upgraded, No Animal Home, No Smoking Home, Patio, R.V. Storage, Vinyl Windows
Parking	2 Outdoor Stalls, Double Garage Detached, Insulated, Parking Pad Cement/Paved, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	September 25th, 2025
Days on Market	12
Zoning	Zone 06

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Listing information last updated on October 7th, 2025 at 9:17am MDT