

## \$649,000 - 10648 74 Street, Edmonton

MLS® #E4458715

**\$649,000**

4 Bedroom, 2.50 Bathroom, 2,046 sqft

Single Family on 0.00 Acres

Forest Heights (Edmonton), Edmonton, AB

MID CENTURY CLASSIC BEAUTY! Nearly 3000 square feet of TOTAL LIVING SPACE (2045 SF above grade) on a stunning quiet street NEAR ROWLAND ROAD in sought after Forest Heights. This Incredible ROCK SOLID 2-storey is ORIGINAL and boasts a PERFECT FLOOR PLAN for the right family. 3 BEDROOMS UP PLUS potential for TWO more. 3 FULL BATHS and a half bath on the main level. Lovely private SECRET GARDEN WEST FACING backyard. The lot size is irregular with a 54 foot front and a 37 foot back. Tucked away on a street that doesn't see through traffic. This house has been owned by a single family and has seen a lot of entertaining and life. The kitchen is designed with TWO WALL OVENS and a lovely nook overlooking the yard. TWO fireplaces. The light in the upstairs bedrooms is truly magical. This is a FOREVER HOME w/ an UNBEATABLE LOCATION. A short drive to Wayne Gretzky Freeway, our RIVER VALLEY TRAIL SYSTEM, a local pool, the library and GOLD BAR PARK. This is a GOLDEN OPPORTUNITY for the right buyer.

Built in 1968

### Essential Information

MLS® # E4458715

Price \$649,000



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,046
Acres	0.00
Year Built	1968
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	10648 74 Street
Area	Edmonton
Subdivision	Forest Heights (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 2Y7

### Amenities

Amenities	No Animal Home, No Smoking Home, Vaulted Ceiling
Parking	Double Garage Attached, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Gas, Washer, Window Coverings, Refrigerators-Two, Oven Built-In-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brass Surround, Brick Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone
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Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	September 19th, 2025
Days on Market	3
Zoning	Zone 19

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