

# \$900,000 - 13407 66 Street, Edmonton

MLS® #E4457101

**\$900,000**

5 Bedroom, 2.00 Bathroom, 1,018 sqft  
Single Family on 0.00 Acres

Belvedere, Edmonton, AB

Development opportunity! The property and next door, 6508 134 AV (E4456617) - these two Properties are in the process of "REZONING" (RS to RSMh12) and "SUBDIVISION" to create "THREE" approx. 550m2 lots (Lot1A, Lot1B, & Lot1C ). Lot1A \$450,000, Lot1B \$450,000, Lot1C \$450,000. The seller prefers to purchase all together for \$1,350,000. The Buyer can still get mortgages. The two properties are rented. 6508 134 Ave(E4456617) is tenant-occupied at \$3,000/month. The subject property, 13407 66 Street, is renting at \$1,900/month. All properties are sold as is, where is.

Built in 1985

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4457101               |
| Price          | \$900,000              |
| Bedrooms       | 5                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,018                  |
| Acres          | 0.00                   |
| Year Built     | 1985                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |



Status                      Active

**Community Information**

Address                    13407 66 Street  
Area                        Edmonton  
Subdivision               Belvedere  
City                         Edmonton  
County                     ALBERTA  
Province                  AB  
Postal Code               T5C 0B7

**Amenities**

Amenities                See Remarks  
Parking                   Double Garage Detached

**Interior**

Appliances               See Remarks  
Heating                   Forced Air-1, Natural Gas  
Stories                    2  
Has Basement            Yes  
Basement                 Full, Finished

**Exterior**

Exterior                   Wood, Vinyl  
Exterior Features       Public Transportation, Shopping Nearby  
Roof                       Asphalt Shingles  
Construction            Wood, Vinyl  
Foundation               Concrete Perimeter

**Additional Information**

Date Listed               September 10th, 2025  
Days on Market         53  
Zoning                     Zone 02

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