

## \$519,900 - 6016 183 Street, Edmonton

MLS® #E4441446

**\$519,900**

2 Bedroom, 1.50 Bathroom, 1,615 sqft

Single Family on 0.00 Acres

Dechene, Edmonton, AB

Opportunity knocks in this 1,615 sq.ft. solid, immaculately maintained bungalow located in Edmonton's Dechene west end neighbourhood. Pride of ownership shows it's been lovingly cared for by its original owner. Home features skylight at front entry, formal living & dining room with cozy, gas burning brick fireplace, plenty of oak cabinetry in kitchen, with patio doors that lead to a large covered back deck – perfect for outdoor entertaining. Easily accessed main floor laundry/storage room. The huge unfinished basement is a blank canvas for extra living space offering endless potential for customization. This home features a one-of-a-kind, oversized, 25.9 x 23.3 double attached, totally finished & heated garage. Beautifully landscaped all around with a large storage/garden shed. This property is a fantastic opportunity for those looking to create their dream home in a sought-after location. Don't miss out on this rare find! Only minutes to Henday & all amenities. The home offers incredible potential.

Built in 1986

### Essential Information

MLS® # E4441446

Price \$519,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,615                  |
| Acres          | 0.00                   |
| Year Built     | 1986                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 6016 183 Street |
| Area        | Edmonton        |
| Subdivision | Dechene         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 1T8         |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Bar, Carbon Monoxide Detectors, Deck, Detectors Smoke |
| Parking Spaces | 5  |
| Parking        | Double Garage Attached, Over Sized                                     |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Garage Heater |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Brick Facing  |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Vinyl   |
| Exterior Features | Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Brick, Vinyl   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 10th, 2025 |
| Days on Market | 7               |
| Zoning         | Zone 20         |

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Listing information last updated on June 17th, 2025 at 1:02am MDT