



1531 62 Street Edmonton AB

\$259,000

Welcome to this inviting half duplex in the sought-after Sakaw community, designed exclusively for 45+ living! This charming home offers just over 1,100 sq ft of thoughtfully laid-out space. The open-concept main floor features a bright kitchen, dining area, and living room, with patio doors that lead to your private back deck—perfect for enjoying morning coffee or evening relaxation. Convenient laundry facilities are also on this level, alongside the master bedroom, an additional bedroom, and a well-appointed 4-piece bath. Venture downstairs to discover a spacious family room featuring a cozy gas fireplace, plus an additional bedroom and bathroom, ideal for guests or hobbies. Ample storage options in the basement ensure you have room for everything. Located near shopping centers, recreational facilities, and health centers, this home offers both comfort and convenience. Don't miss the opportunity to embrace a vibrant lifestyle in this wonderful community! Ramp can be removed & covers cement stairs.

Listing Presented By:



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