

# \$429,900 - 3940 62 Street, Edmonton

MLS® #E4448766

## \$429,900

5 Bedroom, 2.00 Bathroom, 1,080 sqft  
Single Family on 0.00 Acres

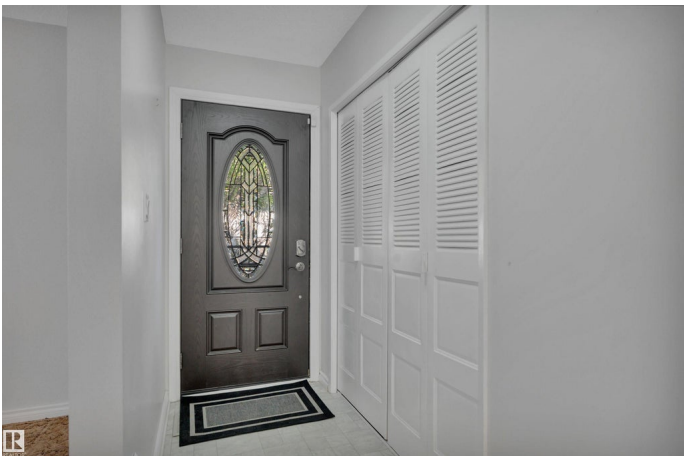
Greenview (Edmonton), Edmonton, AB

This spacious four-level split home offers nearly 2,000 sq ft of living space and backs onto the beautiful Mill Woods Golf Course! Well-maintained and perfect for a growing family, it features a bright kitchen and living area ideal for gatherings. Upstairs are 3 bedrooms and a 4-piece bath, with the primary bedroom boasting patio access and golf course views from every room. The lower level includes a cozy family room with brick fireplace, French doors to a hot tub room, a 4th bedroom, and another 4-piece bath. The 4th level offers 2 soundproof music rooms, a newer furnace, loads of storage, and a bonus bedroom. Enjoy serene golf course views from your private yard, plus a detached garage for extra parking and storage. Conveniently close to schools, shopping, parks, and major roadways. Roof replaced in 2024.

Built in 1978

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4448766  |
| Price          | \$429,900 |
| Bedrooms       | 5         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,080     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1978                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 4 Level Split          |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 3940 62 Street       |
| Area        | Edmonton             |
| Subdivision | Greenview (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6L 1A6              |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Sunroom                |
| Parking   | Double Garage Detached |

### Interior

|              |                                                                                                   |
|--------------|---------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                         |
| Fireplace    | Yes                                                                                               |
| Fireplaces   | Brick Facing                                                                                      |
| Stories      | 4                                                                                                 |
| Has Basement | Yes                                                                                               |
| Basement     | Full, Finished                                                                                    |

### Exterior

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

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | July 19th, 2025 |
|-------------|-----------------|

Days on Market 43

Zoning Zone 29

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 31st, 2025 at 11:32am MDT