

\$465,000 - 7648 42 Avenue, Edmonton

MLS® #E4449630

\$465,000

4 Bedroom, 2.50 Bathroom, 1,237 sqft

Single Family on 0.00 Acres

Tweddle Place, Edmonton, AB

A rare find for families! This updated home backs onto Malcom Tweddle Park with no rear neighbours, offering a massive pie-shaped yard that's ideal for playtime, barbecues, or quiet evenings in nature. Tucked into a peaceful cul-de-sac, it's a safe and serene spot for a family to grow. Inside, you'll love the spacious open-concept BEAUTIFUL kitchen—perfect for busy mornings or weekend gatherings. Gleaming walnut wood flooring flows into a sunny living room with cozy fireplace and large windows that bath this space with natural light. Offering 2+2 Bedroom, 2.5 bath, central air and garden shed. The finished basement expands your living space with a family room, wet bar, 3 & 4 bedroom, den, and full bath—plus side entrance for in-law suite options. A flex space off the kitchen leads to the patio for indoor-outdoor ease, and an insulated garage adds year-round convenience. Steps to schools, parks, transit & shopping—this home checks every box for family living.

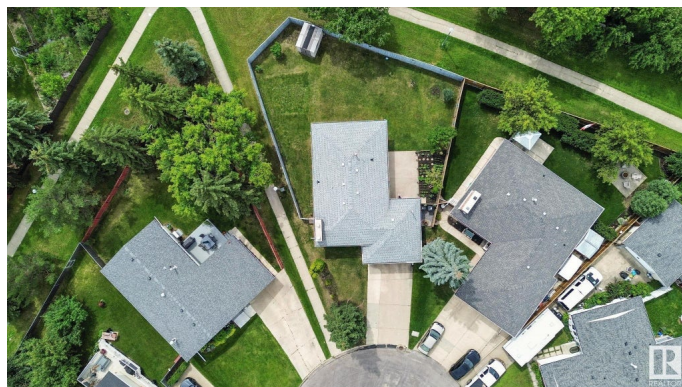
Built in 1974

Essential Information

MLS® # E4449630

Price \$465,000

Bedrooms 4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,237
Acres	0.00
Year Built	1974
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	7648 42 Avenue
Area	Edmonton
Subdivision	Tweddle Place
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6K 0Y2

Amenities

Amenities	Air Conditioner, No Animal Home, No Smoking Home, Patio, R.V. Storage, Vinyl Windows, See Remarks
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Masonry, Woodstove
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Metal, Stucco
----------	---------------------

Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 25th, 2025
Days on Market	11
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 5th, 2025 at 7:02pm MDT