

## \$485,000 - 15571 59a Street, Edmonton

MLS® #E4455072

**\$485,000**

2 Bedroom, 1.50 Bathroom, 1,261 sqft  
Single Family on 0.00 Acres

Hollick-Kenyon, Edmonton, AB

Step into a home designed for comfort, convenience, and connection. This 2-bedroom, 2-bathroom gem offers everything you need on one level—including main-floor laundry—making everyday living effortless. All the important updates have already been done for you, so you can move in with confidence knowing the furnace, hot water tank, windows, and more are taken care of. What truly sets this home apart is the outdoor space. With one of the largest yards in the community, you™ll have endless opportunities for gardening, relaxing, or hosting family get-togethers under the open sky. Tucked into a quiet cul-de-sac—style neighbourhood, this property offers peace, privacy, and a true sense of community with like-minded neighbours. Here, life isn™t just about downsizing—it™s about upgrading your lifestyle. From low-maintenance living to a welcoming atmosphere, this home is sure to have you loving life and living well.

Built in 1991

### Essential Information

MLS® #	E4455072
Price	\$485,000
Bedrooms	2



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,261
Acres	0.00
Year Built	1991
Type	Single Family
Sub-Type	Duplex Side By Side
Style	Bungalow
Status	Active

### Community Information

Address	15571 59a Street
Area	Edmonton
Subdivision	Hollick-Kenyon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2N9

### Amenities

Amenities	On Street Parking, Hot Water Natural Gas, No Animal Home, No Smoking Home
Parking	Front Drive Access, Single Garage Attached

### Interior

Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Cul-De-Sac, Fenced, Flat Site, Low Maintenance Landscape, Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	August 28th, 2025
Days on Market	1
Zoning	Zone 03
HOA Fees	70
HOA Fees Freq.	Monthly

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