

## \$1,650,000 - 6306 111 Avenue, Edmonton

MLS® #E4463012

**\$1,650,000**

6 Bedroom, 5.00 Bathroom, 3,365 sqft

Single Family on 0.00 Acres

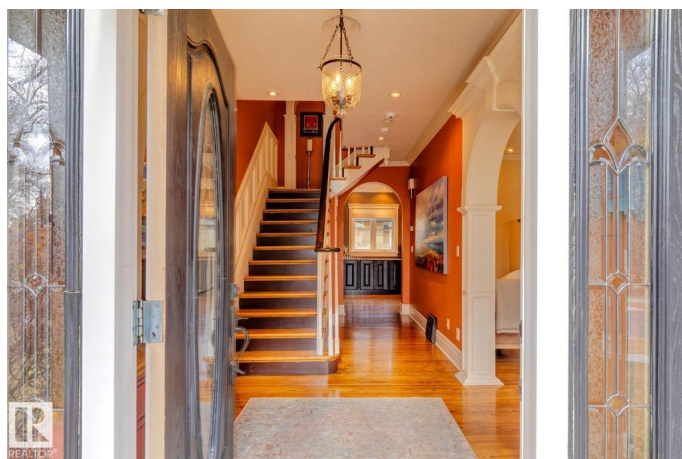
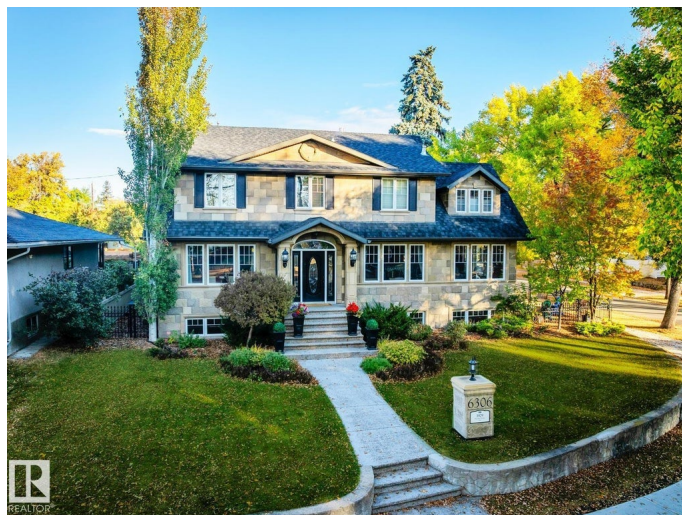
Highlands (Edmonton), Edmonton, AB

Stunning 5000+ sq.ft. 6-bed, 7-bath luxury estate in Edmonton's prestigious Highlands, one of the city's top 10 historical neighborhoods. This historic home has undergone a million-dollar transformation—stripped to the studs and rebuilt with a new 9' R50 ICF foundation. Old-world charm meets modern efficiency with a chef's kitchen, formal living and dining rooms, spa-like master retreat, loft space with full bedroom + full bathroom, and even a dog shower. High-end finishes include granite, slate, travertine, and hardwood, with custom mouldings, solid core doors, and detailed trim throughout. Double insulation, gated driveway, triple garage, and beautifully landscaped yard add to the appeal. A rare opportunity to own a fully restored historic gem in one of Edmonton's most iconic communities.

Built in 1929

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | E4463012    |
| Price          | \$1,650,000 |
| Bedrooms       | 6           |
| Bathrooms      | 5.00        |
| Full Baths     | 3           |
| Half Baths     | 4           |
| Square Footage | 3,365       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1929                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 6306 111 Avenue      |
| Area        | Edmonton             |
| Subdivision | Highlands (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5W 0L5              |

### Amenities

|                |                                                              |
|----------------|--------------------------------------------------------------|
| Amenities      | Hot Water Natural Gas, Parking-Extra, Vinyl Windows, Wet Bar |
| Parking Spaces | 6                                                            |
| Parking        | Heated, Insulated, Triple Garage Attached                    |

### Interior

|                   |                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                               |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer |
| Heating           | Heat Pump, In Floor Heat System, Water                                                                                         |
| Fireplace         | Yes                                                                                                                            |
| Fireplaces        | Mantel                                                                                                                         |
| Stories           | 3                                                                                                                              |
| Has Basement      | Yes                                                                                                                            |
| Basement          | Full, Finished                                                                                                                 |

### Exterior

|                   |                                                                                                                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Fiber Cement, Stone                                                                                                                                                                                                            |
| Exterior Features | Back Lane, Corner Lot, Cross Fenced, Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Level Land, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                                                                                                     |

|              |                           |
|--------------|---------------------------|
| Construction | Wood, Fiber Cement, Stone |
| Foundation   | Insulated Concrete Form   |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 21st, 2025 |
| Days on Market | 3                  |
| Zoning         | Zone 09            |

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Listing information last updated on October 24th, 2025 at 6:47pm MDT