

## \$445,000 - 16907 81 Avenue, Edmonton

MLS® #E4436002

**\$445,000**

4 Bedroom, 2.00 Bathroom, 1,140 sqft

Single Family on 0.00 Acres

Elmwood, Edmonton, AB

This beautiful 4 bedroom, 2 bath bungalow sits on a generously sized lot, offering plenty of room to grow. As you enter, you'll immediately notice the welcoming open layout that effortlessly blends the living, dining, and kitchen spaces. The kitchen boasts modern stainless steel appliances, stylish cabinetry, and elegant countertops. The main floor is completed with three bedrooms that provide peaceful, private retreats for family members or guests as well as a full bathroom. This home features a finished basement with a kitchenette for extra living space, itâ€™s perfect for families needing more room to spread out. Conveniently located just minutes from a major hospital, West Edmonton Mall, several schools, as well as a future LRT station. Enjoy the comfort of a quiet, family-friendly neighbourhood and don't miss out on this incredible opportunity!

Built in 1965

### Essential Information

MLS® #	E4436002
Price	\$445,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,140



Acres	0.00
Year Built	1965
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	16907 81 Avenue
Area	Edmonton
Subdivision	Elmwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 3R1

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Elmwood Elementary
High	Jasper Place High

### Additional Information

Date Listed May 12th, 2025

Days on Market 1

Zoning Zone 22

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