

\$569,000 - 3233 16a Avenue, Edmonton

MLS® #E4456178

\$569,000

3 Bedroom, 2.50 Bathroom, 2,088 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Available with quick possession, North Facing, Pond View, Fully upgraded, Former Pacesetter Show home. Recently PAINTED, NEW CARPET and LED lighting gives feeling of a newly built home. This 2 Storey offers 3 bedroom, 2.5 bath, Den, Bonus room. Main floor has Living area with fire place over looking south facing fenced back yard, Dining area has high Vaulted ceiling with windows and patio door leading to good size fenced backyard. Kitchen offers lots of cabinets, SS appliances, Island with Granite counter top and walk through Pantry that could be converted into Spice Kitchen if needed. Heated Garage, Mud room Completes main floor. Upper floor has Primary bedroom with ensuite and walk in closet. Other 2 bedrooms shares main washroom. Wide hallway leads to Bonus room with vaulted ceiling, Laundry on upper floor for convenience. In-built Sound System with separate controls, Central AC. Low Level DECK. SEPARATE ENTRANCE to Unfinished basement with in-floor heating waiting for your plans.

Built in 2011

Essential Information

MLS® # E4456178

Price \$569,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,088
Acres	0.00
Year Built	2011
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3233 16a Avenue
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0P6

Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Exterior Walls- 2"x6", Hot Water Natural Gas, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Vaulted Ceiling, HRV System
Parking	Double Garage Attached
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Golf Nearby, Low Maintenance Landscape, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Stream/Pond
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 4th, 2025
Days on Market	12
Zoning	Zone 30

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