# \$509,900 - 3252 16 Avenue, Edmonton

MLS® #E4427338

#### \$509.900

3 Bedroom, 2.50 Bathroom, 1,548 sqft Single Family on 0.00 Acres

Laurel, Edmonton, AB

Welcome to this spacious 2 storey home in Laurel. This home offers 3 bedrooms and 2.5 washrooms. Entering the home we are greeted with a large entry that leads into the living room and kitchen. The kitchen offers ample cabinet and quartz counter top space and includes a corner pantry. The living room is also spacious and looks out to the huge back yard. The upper floor has 3 spacious bedrooms with the master having a 5 piece en suite including a large corner soaker tub and an oversized stand up shower. Home is situated on a huge lot with a grand backyard and a large deck. Double attached garage and a wide drive way. Make this gorgeous home yours!



#### **Essential Information**

MLS® # E4427338 Price \$509,900

Bedrooms 3

Bathrooms 2.50

Full Baths 2

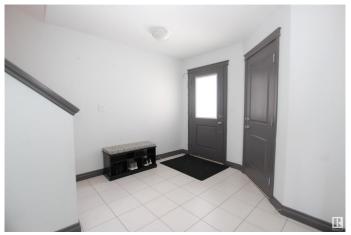
Half Baths 1

Square Footage 1,548

Acres 0.00

Year Built 2014







Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 3252 16 Avenue

Area Edmonton

Subdivision Laurel

City Edmonton
County ALBERTA

Province AB

Postal Code T6T 0V1

## **Amenities**

Amenities Deck

Parking Double Garage Attached

### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Opener, Microwave Hood Fan,

Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 24th, 2025

Days on Market 83

Zoning Zone 30

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 June 15th, 2025 at 5:02pm MDT