

Courtesy Of Allison R McDougall Of RE/MAX River City

\$400,000 - 16551 113 Street, Edmonton

MLS® #E4425420

\$400,000

4 Bedroom, 3.00 Bathroom, 1,113 sqft
Single Family on 0.00 Acres

Dunluce, Edmonton, AB

PLATINUM PROPERTY! This beautifully updated 4-level split is nestled in a quiet, family-friendly neighborhood. Freshly painted with new carpet, the home features 3 bedrooms up, including a primary suite with a private 3-piece ensuite. The bright and inviting main living area offers a warm and welcoming atmosphere, while the eat-in kitchen opens onto a serene deck—perfect for your morning coffee or evening unwinding. The lower levels offer fantastic additional space, including a spacious rec room, a fourth bedroom with its own 3-piece ensuite, plus a hobby/rec room and a generous storage/laundry area with a large crawl space for extra storage. Notable upgrades include 50-year shingles, air conditioning, and power for a hot tub. The oversized single garage is equipped with 15-amp power for welding. Close to bus routes, schools and shopping at Albany or Namao. All of this is set on a large landscaped lot, making this home truly move-in ready.

Built in 1979

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4425420 |
| Price | \$400,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |



| | |
|----------------|------------------------|
| Full Baths | 3 |
| Square Footage | 1,113 |
| Acres | 0.00 |
| Year Built | 1979 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 16551 113 Street |
| Area | Edmonton |
| Subdivision | Dunluce |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5X 4T2 |

Amenities

| | |
|----------------|-----------------------------------------------------|
| Amenities | Air Conditioner, Crawl Space, Hot Water Natural Gas |
| Parking Spaces | 4 |
| Parking | Over Sized, Single Garage Detached |

Interior

| | |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 4 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|------------------------------------------------------------------------------------------------------------|
| Exterior | Wood, Stucco |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|------------------------|
| Elementary | Dunluce School |
| Middle | Rosslyn School |
| High | Queen Elizabeth School |

Additional Information

Date Listed March 12th, 2025

Days on Market 24

Zoning Zone 27

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Listing information last updated on April 5th, 2025 at 5:32pm MDT