

## **\$575,000 - 16830 52 Street, Edmonton**

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MLS® #E4456974

### **\$575,000**

3 Bedroom, 2.50 Bathroom, 1,507 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

Absolutely stunning! Large single family half-duplex NO CONDO FEES! This home features an open floor plan on the main floor with a full kitchen opening up to the dining area and living room. Half bathroom on the main floor as well. The upper floor has 3 full bedrooms, 2 full bathrooms, one being an ensuite, and plenty of closet/storage space. The back yard has been fully landscaped as well as the front. Full fencing has been installed on all sides. The basement is unspoiled and ready for a great personal touch.



Built in 2021

### **Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | E4456974      |
| Price          | \$575,000     |
| Bedrooms       | 3             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,507         |
| Acres          | 0.00          |
| Year Built     | 2021          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |

Status                      Active

**Community Information**

Address                    16830 52 Street  
Area                        Edmonton  
Subdivision               McConachie Area  
City                        Edmonton  
County                    ALBERTA  
Province                  AB  
Postal Code               T5Y 0R9

**Amenities**

Amenities                Deck  
Parking                   Double Garage Attached

**Interior**

Interior Features        ensuite bathroom  
Appliances               Dryer, 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, Flat Site, Landscaped, Playground Nearby, Public  
                                 Transportation, Shopping Nearby  
Roof                        Asphalt Shingles  
Construction            Wood, Vinyl  
Foundation               Concrete Perimeter

**Additional Information**

Date Listed                September 9th, 2025  
Days on Market          13  
Zoning                      Zone 03

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