

## **\$479,900 - 16211 49 Street, Edmonton**

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MLS® #E4437935

**\$479,900**

3 Bedroom, 2.50 Bathroom, 1,735 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

Well maintained 1735 sqft in Brintnell on a regular lot. Entering you are greeted by the stunning kitchen with dark cabinets to the ceiling, corner pantry, beautiful granite counters and back splash, large central island and S/S appliances. The kitchen opens directly to the dining room, and living room with wood accent wall and gas fireplace. There is also a large patio door to lead out to the east facing back yard with large wooden deck to soak up the summer sun. Upstairs you find a huge bonus room with a wall of windows and second gas fireplace. The master bedroom is large enough for a king bed, and has a walk in closet and en suite with separate corner soaker tub. Completing the upstairs there are 2 more bedrooms and a full 4 pc bath. The basement is unfinished and ready for your personal touches. The home is completed with a HEATED DOUBLE GARAGE for the cold winters and CENTRAL AIR CONDITIONING for the hot summers. A must see home!



Built in 2005

### **Essential Information**

MLS® #	E4437935
Price	\$479,900
Bedrooms	3
Bathrooms	2.50

Full Baths	2
Half Baths	1
Square Footage	1,735
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	16211 49 Street
Area	Edmonton
Subdivision	Brintnell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3H5

### Amenities

Amenities	Air Conditioner, Deck
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 22nd, 2025  
Days on Market      29  
Zoning                Zone 03

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