Courtesy Of Vincenzo C Fiacco Of RE/MAX Excellence

$529,900 - 16603 31 Avenue, Edmonton

MLS® #E4453388

$529,900
3 Bedroom, 2.50 Bathroom, 1,549 sqft
Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Executive 2 STOREY offers elegance, and a magnificent Living Space. With 3 bedrooms, 2.5 bathrooms boasting incredible finishings. When you enter the house, gorgeous tile and vinyl plank flooring and stunning lighting fixtures, leading you to your dream kitchen with Stainless Steel Appliances, granite counters, chimney style hood fan, & eat up bar, bright dining nook w/access to the deck & spacious living room and walk through pantry. The main floor also features, den & 2 pc bath. Bench with lower/upper cubbies in Mud Room. The upper level includes large Master Retreat with a 5 piece ensuite, custom walk-in shower, jetted tub, his and hers sinks & a Large walk in closet, 2 additional bedrooms, 4pc bath and upstairs laundry. The basement awaits your finishing touches. The stunning backyard oasis is immaculately landscaped with a sheâ€™d. Comes with A/C, Heated Garage. Located on a quiet street with quick access to trails, parks and great schools.

Built in 2020

Essential Information

MLS® #	E4453388
Price	$529,900
Bedrooms	3
Bathrooms	2.50

Full Baths	2
Half Baths	1
Square Footage	1,549
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	16603 31 Avenue
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4P8

Amenities

Amenities	See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 16th, 2025
Days on Market	55
Zoning	Zone 56

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Listing information last updated on October 10th, 2025 at 5:17am MDT