

## \$599,000 - 16737 110 Street, Edmonton

MLS® #E4453310

**\$599,000**

3 Bedroom, 2.50 Bathroom, 2,767 sqft

Single Family on 0.00 Acres

Baturyn, Edmonton, AB

Outstanding cul-de-sac location on a premium 709 m<sup>2</sup> to pie shaped lot. This impressive custom built cathedral ceiling two-story with open loft is BEAUTIFUL. The huge country kitchen was redesigned and opened up in 2009 and feature's some of the most expansive countertop square footage you will ever see. The family room and living room are split up by a large two sided wood-burning brick fireplace. The living spaces are highlighted by the large windows facing the beautiful backyard. The upper floor features that smart loft area, two kids rooms and a stunning, super large primary suite with wood-burning fireplace, extra large, walk-in closet with custom cabinetry and three-piece en suite. Notable upgrades include new driveway in 2024, two high-efficiency furnaces in February 2025, new premium shingles in 2022, triple pane All Weather crank out windows, central air conditioning, new toilets, new overhead Garage springs 2022, flooring upgraded in 2020.

Built in 1978

### Essential Information

MLS® # E4453310

Price \$599,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,767                  |
| Acres          | 0.00                   |
| Year Built     | 1978                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 16737 110 Street |
| Area        | Edmonton         |
| Subdivision | Baturyn          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 2T9          |

### Amenities

|           |                              |
|-----------|------------------------------|
| Amenities | Air Conditioner, See Remarks |
| Parking   | Double Garage Attached       |

### Interior

|                   |                                                                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                       |
| Fireplace         | Yes                                                                                                                                                                             |
| Fireplaces        | Brick Facing                                                                                                                                                                    |
| Stories           | 3                                                                                                                                                                               |
| Has Basement      | Yes                                                                                                                                                                             |
| Basement          | Full, Finished                                                                                                                                                                  |

### Exterior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Exterior          | Wood, Brick                                                     |
| Exterior Features | Landscaped, No Back Lane, Schools, Shopping Nearby, See Remarks |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 26                |
| Zoning         | Zone 27           |

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Listing information last updated on September 10th, 2025 at 1:17pm MDT