# \$539,888 - 16723 34 Avenue, Edmonton

MLS® #E4411865

### \$539,888

3 Bedroom, 2.50 Bathroom, 1,657 sqft Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Nestled in the desirable community of Saxony Glen, this home embodies modern living. As you enter the spacious foyer, you'll find a modern atmosphere and finishes. The kitchen boasts 42" cabinets, 3cm stone countertops, stylish full-height backsplash, a chimney hood fan, water line for the fridge and walk-in pantry. The upper floor features a central bonus room, a convenient laundry room, and three bedrooms, including the luxurious primary suite. This private retreat offers a generously sized walk-in closet and a spa-inspired 5-piece ensuite complete with a walk-in shower, soaking tub and double sinks. Immediate Possession! Photos of previous build, interior colors are not represented. \$3,000 appliance allowance included.



#### **Essential Information**

MLS® # E4411865 Price \$539,888

Bedrooms 3

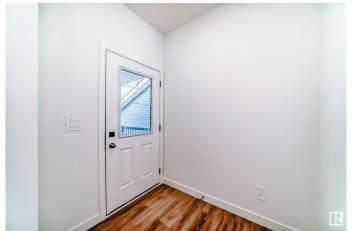
Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,657 Acres 0.00







Year Built 2024

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 16723 34 Avenue

Area Edmonton

Subdivision Glenridding Ravine

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 5M2

## **Amenities**

Amenities Ceiling 9 ft., See Remarks

Parking Spaces 4

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Garage Control, Garage Opener, Hood Fan, See Remarks

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Public Transportation, Schools, Shopping Nearby,

Stream/Pond

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed October 28th, 2024

Days on Market 172

# Zoning Zone 56

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Listing information last updated on April 18th, 2025 at 8:47am MDT