

\$587,000 - 16509 63a Street, Edmonton

MLS® #E4429293

\$587,000

4 Bedroom, 3.00 Bathroom, 1,591 sqft

Single Family on 0.00 Acres

Matt Berry, Edmonton, AB

Welcome to this beautifully maintained 4-bedroom bi-level in a quiet cul-de-sac, complete with central vac and A/C. A spacious foyer opens to a bright, vaulted main floor with hardwood, stunning light fixtures & a cozy living room featuring a custom fireplace mantel. The kitchen boasts new quartz counters, a bay window, Maytag SS appliances, silgranit sink w/ garburator & patio doors leading to a sunny south-facing deck - two spacious bedrooms & a 4-pc bath complete this level. Just steps up, the private primary suite fits a king bed, with a walk-in closet & luxurious ensuite featuring a custom tiled oversized shower w/ heated floors & bench, smart toilet & vanity. The lower level offers a warm family room, 4th bedroom, 4-pc bath & laundry. Heated garage w/epoxy flooring, 220V, workbench & storage. A beautifully landscaped yard with hot tub, gazebo, storage shed w/ electricity & under-deck dry storage. Easy access to the Henday & lots of amenities close by including schools & groceries etc.

Built in 2005

Essential Information

MLS® # E4429293

Price \$587,000



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,591 |
| Acres | 0.00 |
| Year Built | 2005 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 16509 63a Street |
| Area | Edmonton |
| Subdivision | Matt Berry |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 3M9 |

Amenities

| | |
|----------------|---|
| Amenities | Air Conditioner, Deck, Detectors Smoke, Gazebo, Hot Tub, No Smoking Home, Vaulted Ceiling, Vinyl Windows, See Remarks |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks, Garage Heater, Hot Tub |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 5th, 2025 |
| Days on Market | 10 |
| Zoning | Zone 03 |

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Listing information last updated on April 15th, 2025 at 10:48am MDT