

\$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 3

Zoning Zone 03

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