

\$525,000 - 3363 16b Avenue, Edmonton

MLS® #E4465824

\$525,000

4 Bedroom, 3.50 Bathroom, 1,638 sqft
Single Family on 0.00 Acres

Laurel, Edmonton, AB

Welcome to 3363 16B Ave NW, a beautifully designed two-storey home in the vibrant community of Laurel, Edmonton. Offering over 1500 sq. ft. of elegant living space above grade plus a fully finished basement, this home blends comfort, functionality, and modern charm. The open-concept main floor features a bright living area, stylish kitchen with a spacious pantry and bar, and a cozy dining space ideal for family gatherings. Upstairs, youâ€™™ll find three generous bedrooms including a serene primary suite with a 5 piece ensuite and walk-in closet, plus the convenience of upper floor laundry. The finished basement extends your living space with a large rec room, additional bedroom, 3-piece bath, and ample storage. Located on a quiet street close to schools, parks, shopping, and public transit, this home is perfect for growing families or those seeking modern living in a prime location. Move in and enjoy the lifestyle youâ€™™ve been dreaming of!

Built in 2011

Essential Information

MLS® #	E4465824
Price	\$525,000
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,638
Acres	0.00
Year Built	2011
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3363 16b Avenue
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0P1

Amenities

Amenities	Deck
Parking	Double Garage Attached, Heated

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	November 14th, 2025
Days on Market	1
Zoning	Zone 30

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