

# \$529,900 - 10103 172 Avenue, Edmonton

MLS® #E4433202

**\$529,900**

5 Bedroom, 3.00 Bathroom, 1,176 sqft  
Single Family on 0.00 Acres

Baturyn, Edmonton, AB

Beautifully renovated bungalow featuring a fully legal basement suite! The main level offers three spacious bedrooms and two full bathrooms, while the lower suite includes two bedrooms and one full bathroom – perfect for extended family living or rental opportunities. Everything in the home is brand new and legally permitted. This well-maintained property is ideally located in Edmonton’s north end, providing easy access to public transit, Anthony Henday Drive, and an array of nearby shops, schools, and playgrounds. Nestled in an established, family-friendly community, this home is an excellent choice for a growing family or investor. Additional features include an oversized detached double garage offering plenty of space and storage. All appliances and window coverings also included

Built in 1979

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4433202  |
| Price          | \$529,900 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,176     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1979                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 10103 172 Avenue |
| Area        | Edmonton         |
| Subdivision | Baturyn          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 4V7          |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | See Remarks            |
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Brick Facing, Mantel  |
| Stories           | 2   |
| Has Suite         | Yes   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Back Lane, Fenced, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

Date Listed            April 28th, 2025  
Days on Market       3  
Zoning                 Zone 27

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Listing information last updated on May 1st, 2025 at 12:32pm MDT