

\$575,000 - 16009 49 Street, Edmonton

MLS® #E4443798

\$575,000

3 Bedroom, 3.00 Bathroom, 2,385 sqft
Single Family on 0.00 Acres

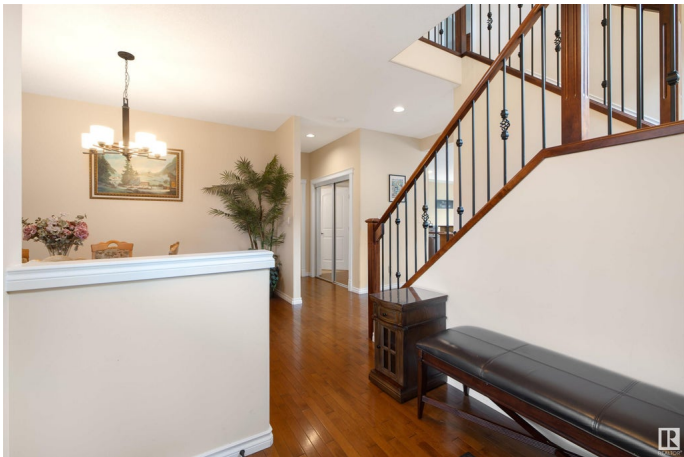
Brintnell, Edmonton, AB

In the heart of Brintnell, this 3-bedroom home offers thoughtful design and everyday comfort. The main floor features a bright, open living space, large windows, and a functional kitchen with ample cabinetry, modern finishes, and a walk-in pantry. Upstairs, the spacious primary bedroom includes a walk-in closet and an ensuite with a soaker tub and separate shower, while two additional bedrooms, a bonus room and a full bath complete the upper level. The finished basement adds extra living space with a sleek wet bar, perfect gym/den, half bath, and large family room. Outside, enjoy a private backyard complete with dura deck, aluminum railing, a shed and dog run. This home also offers central air, an updated roof and hot water tank.

Built in 2007

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4443798 |
| Price | \$575,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 2 |
| Square Footage | 2,385 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 2007 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 16009 49 Street |
| Area | Edmonton |
| Subdivision | Brintnell |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 0G7 |

Amenities

| | |
|-----------|-----------------------------------|
| Amenities | Crawl Space, Wet Bar, See Remarks |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Low Maintenance Landscape, Public Transportation, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 22nd, 2025 |
| Days on Market | 10 |

Zoning

Zone 03

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Listing information last updated on July 1st, 2025 at 11:47pm MDT