

## \$450,000 - 15447 103 Street, Edmonton

MLS® #E4454987

**\$450,000**

4 Bedroom, 3.50 Bathroom, 2,354 sqft

Single Family on 0.00 Acres

Beaumaris, Edmonton, AB

Spacious & thoughtfully upgraded in Beaumaris. Visit the REALTOR®'s website for more details. This 4 bed, 4 bath 2-storey home offers incredible versatility & comfort for families of all sizes. The main floor features 2 living rooms, a spacious kitchen with plenty of storage, & the convenience of main floor laundry. All 4 bedrooms are upstairs, including the primary suite with plenty of space to relax. The finished basement adds even more living space, with a second kitchen, making the perfect in-law suite for extended family or a great space for older kids, while still offering room for a rec area, home office, or gym. Upgrades include solar panels & a heat pump paired with a traditional furnace, keeping energy costs lower while offering year-round comfort. An attached double garage provides secure parking & extra storage. Outside, enjoy a large yard in a mature neighbourhood close to schools, parks, & all the amenities that make Beaumaris one of Edmonton's most desirable north-end communities.

Built in 1979

### Essential Information

MLS® # E4454987

Price \$450,000

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,354                  |
| Acres          | 0.00                   |
| Year Built     | 1979                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 15447 103 Street |
| Area        | Edmonton         |
| Subdivision | Beaumaris        |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 4K7          |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Air Conditioner, Deck  |
| 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, Stove-Gas, Washer, Window Coverings, See Remarks |
| Heating           | Forced Air-1, Heat Pump, Natural Gas                                                                                                                                                    |
| Fireplace         | Yes                                                                                                                                                                                     |
| Fireplaces        | Brick Facing                                                                                                                                                                            |
| Stories           | 3                                                                                                                                                                                       |
| Has Basement      | Yes                                                                                                                                                                                     |
| Basement          | Full, Finished                                                                                                                                                                          |

### Exterior

|          |                    |
|----------|--------------------|
| Exterior | Wood, Brick, Vinyl |
|----------|--------------------|

|                   |                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Corner Lot, Cul-De-Sac, No Through Road, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                  |
| Construction      | Wood, Brick, Vinyl                                                                                                                |
| Foundation        | Concrete Perimeter                                                                                                                |

**School Information**

|            |                         |
|------------|-------------------------|
| Elementary | Lorelei School          |
| Middle     | Mary Butterworth School |
| High       | Queen Elizabeth School  |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 28th, 2025 |
| Days on Market | 8                 |
| Zoning         | Zone 27           |

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Listing information last updated on September 4th, 2025 at 10:02pm MDT