

## **\$735,000 - 16115 57 Street, Edmonton**

MLS® #E4433694

**\$735,000**

4 Bedroom, 4.50 Bathroom, 2,965 sqft

Single Family on 0.00 Acres

Hollick-Kenyon, Edmonton, AB

Executive walk-out 2 storey located in the mature community of Hollick Kenyon. This grand executive home w/ 4 bedrooms, 2 dens & 5 bathrooms is move-in ready on a large walkout southeast facing lot for afternoon/evening sun. Open concept feel w/ large entryway into a vaulted ceiling living room; leading to the dining area & massive kitchen. Patio doors lead to large southeast facing deck. Extensive upgrades include new kitchen countertops & island, new Kitchenaid S/S appliances; new washer/dryer; new composite deck w/ natural gas hookup; new 6pc mstr bathroom; all new toilets; new door hardware; basement in-floor heating; custom blinds throughout; new roof; 2 new high efficiency furnaces and humidifiers; new A/C unit; 2 hot water tanks; basement has all new rough-in completed for a 2nd kitchen; triple garage w/ finished walls & ceiling w/loft storage area - heated; separate entrance from garage to bsmt; new landscaping; Located walking distance to K-9 schools, public transportation & shopping. Shows a 10!

Built in 1996

### **Essential Information**

MLS® # E4433694

Price \$735,000



Bedrooms	4
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	2,965
Acres	0.00
Year Built	1996
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	16115 57 Street
Area	Edmonton
Subdivision	Hollick-Kenyon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2T1

### Amenities

Amenities	Air Conditioner, No Animal Home, No Smoking Home, Sprinkler Sys-Underground, Walkout Basement
Parking	Heated, Tandem, Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Vacuum System Attachments, Washer, Window Coverings, TV Wall Mount, Garage Heater
Heating	Forced Air-2, In Floor Heat System, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
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Exterior Features	Cul-De-Sac, Fenced, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	St Dominic/Donald Massey
Middle	JJ Bowlen/Donald Massey
High	Arch O'Leary/ME Lazerte

### **Additional Information**

Date Listed	May 1st, 2025
Days on Market	108
Zoning	Zone 03

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