

\$230,000 - 16433 106 Avenue, Edmonton

MLS® #E4451437

\$230,000

3 Bedroom, 1.00 Bathroom, 1,063 sqft
Single Family on 0.00 Acres

Britannia Youngstown, Edmonton, AB

Infill Opportunity in Britannia ****LOT VALUE****
â€“ 50' x 110' ~ 510.83 Sq. Meter (approx.) lot
zoned RS, with fantastic potential! Situated in
the desirable community of Britannia,
presenting an exceptional redevelopment
opportunity. Surrounded by mature trees on a
quiet, established street, the property is ideally
suited for a modern infill project â€“ from a
luxury single-family home to potential multi-unit
redevelopment (subject to zoning). The
location is hard to beat: walking distance to
parks, schools, and shopping, with fast access
to Mayfield Road, 170 Street, WEM,
downtown, Royal Alex and Misericordia
Hospitals. Whether youâ€™re looking to build
now or land-bank for the future, this is a rare
opportunity in a sought-after west Edmonton
neighbourhood. Sold â€“as is, where isâ€™™.

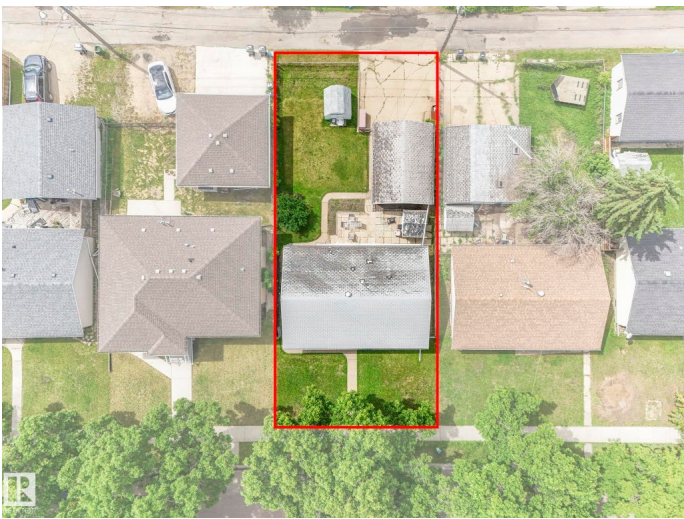
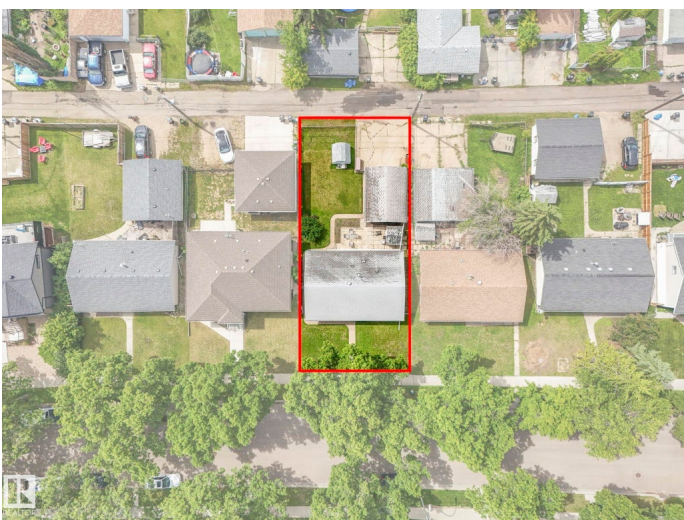
Built in 1958

Essential Information

MLS® #	E4451437
Price	\$230,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,063
Acres	0.00
Year Built	1958



50' X 110' LOT ~ IN BRITANNIA



Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	16433 106 Avenue
Area	Edmonton
Subdivision	Britannia Youngstown
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 0X1

Amenities

Amenities	No Smoking Home
Parking Spaces	2
Parking	Single Garage Detached

Interior

Appliances	Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 6th, 2025
Days on Market	14
Zoning	Zone 21

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 19th, 2025 at 10:33pm MDT