

## \$534,900 - 16 10848 8 Avenue, Edmonton

MLS® #E4453201

**\$534,900**

4 Bedroom, 3.00 Bathroom, 1,387 sqft

Condo / Townhouse on 0.00 Acres

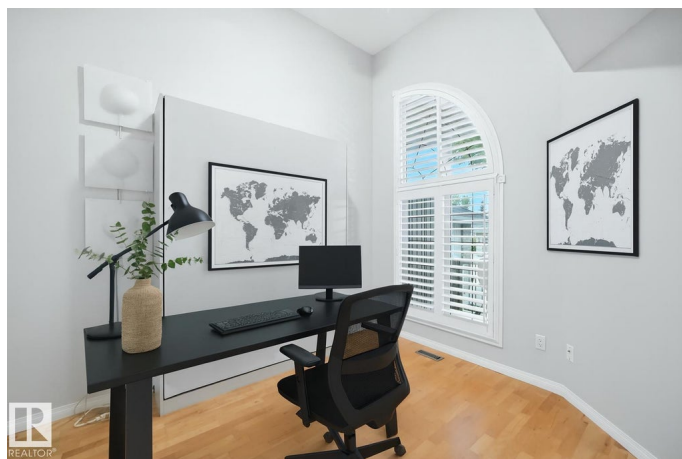
Richford, Edmonton, AB

Welcome to this beautifully designed adult-living WALKOUT BASEMENT half duplex in desirable Richford. Featuring an open concept layout with vaulted ceilings and hardwood floors throughout. The main floor offers 1387 SQFT, a spacious primary bedroom with his-and-hers walk-in closets and a 3-piece ensuite, plus an additional bedroom with a Murphy bed for flexible use. Enjoy a cozy gas fireplace, bright dining area, pantry, and a 4-piece bath. The walkout basement boasts a huge living room, two more bedrooms—one with two Murphy beds—perfect for guests or hobbies. Outdoor living is a breeze with a main-level deck and lower patio area, plus easy access to scenic walking trails. Complete with a double attached garage & A/C Humidifier, this home blends comfort, convenience, and style. SOME PHOTOS ARE VIRTUALLY STAGED

Built in 2001

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4453201  |
| Price          | \$534,900 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,387     |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2001              |
| Type       | Condo / Townhouse |
| Sub-Type   | Half Duplex       |
| Style      | Bungalow          |
| Status     | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 16 10848 8 Avenue |
| Area        | Edmonton          |
| Subdivision | Richford          |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6W 1G5           |

### Amenities

|                |                                                                                                           |
|----------------|-----------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Closet Organizers, Deck, Parking-Visitor, Vaulted Ceiling, Walkout Basement, See Remarks |
| Parking Spaces | 4                                                                                                         |
| Parking        | Double Garage Attached                                                                                    |

### Interior

|                   |                                                                                                                      |
|-------------------|----------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                     |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                            |
| Fireplace         | Yes                                                                                                                  |
| Fireplaces        | Mantel                                                                                                               |
| Stories           | 2                                                                                                                    |
| Has Basement      | Yes                                                                                                                  |
| Basement          | Full, Finished                                                                                                       |

### Exterior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                  |
| Exterior Features | Backs Onto Park/Trees, Golf Nearby, Low Maintenance Landscape, Park/Reserve, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                    |
| Construction      | Wood, Stone, Vinyl                                                                                                  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      August 15th, 2025  
Days on Market                9  
Zoning                              Zone 55  
HOA Fees                         220  
HOA Fees Freq.                Annually  
Condo Fee                        \$450

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