

Courtesy Of Mirella A Esposito Of Century 21 Masters

## **\$498,800 - 16735 79a Avenue, Edmonton**

MLS® #E4440964

**\$498,800**

4 Bedroom, 2.00 Bathroom, 1,375 sqft  
Single Family on 0.00 Acres

Elmwood, Edmonton, AB

WOW! Welcome to this Large, Fully Finished BUNGALOW with Heated Garage. You will LOVE the Chefs Kitchen with tons of Natural light, solid wood cabinets, huge Island, upgraded Black Stainless Steel Appliances including an Induction cook top, B/I Oven, Huge island and Granite Counter tops! Entertaining is made easy with your bright and expansive Dining area which easily accommodates a table for 12 and a buffet/hutch. Upgrades include; newer Windows, Exterior Doors, Shingles, Sewer Line, Insulation blown in attic, Furnace, Hot Water Tank, Vinyl Fencing, Granite Counters, Hardwood Floors, Skylight, Heated O/S (25'x23') Garage with 220 Wiring, and so much more. Living Space for the entire family with potential 4 Bedrooms, 2 Bathrooms, enclosed Sunroom, large Recreation/Games Rm, Storage Rm, Craft Rm and a side entrance that leads to the Basement. This Location is excellent as you have no homes behind you, close to Schools, Shopping, West Edmonton Mall, Hospital and easy access to Whitemud and Henday Freeways.

Built in 1966

### **Essential Information**

MLS® #	E4440964
Price	\$498,800



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,375
Acres	0.00
Year Built	1966
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	16735 79a Avenue
Area	Edmonton
Subdivision	Elmwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 3J4

### Amenities

Amenities	Deck, Skylight, Vinyl Windows
Parking Spaces	4
Parking	220 Volt Wiring, Double Garage Detached, Heated, Over Sized

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Stove-Induction
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

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

Exterior Features	Fenced, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	St. Justin, Lynnwood
Middle	H.E Beriault, Hillcrest
High	Oscar Romero, Jasper Place

### **Additional Information**

Date Listed	June 6th, 2025
Days on Market	11
Zoning	Zone 22

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 June 17th, 2025 at 3:17am MDT