

# \$434,900 - 16505 103 Avenue, Edmonton

MLS® #E4457592

## \$434,900

5 Bedroom, 2.00 Bathroom, 1,051 sqft  
Single Family on 0.00 Acres

Britannia Youngstown, Edmonton, AB

Unlock a smart investment or family-living opportunity in Britannia Youngstown. This legally suited bungalow sits on a full 600 square meter lot on a quiet, tree-lined street—ideal for future infill, land banking, or multi-generational living. Upstairs features three spacious bedrooms, a refreshed four-piece bath, and a bright kitchen with room to personalize. The two-bedroom basement suite includes a modern bath, large living area, and separate laundry, offering a solid cash flow setup with strong rental appeal. A double detached garage, extra parking, and fenced yard add flexibility for RVs, hobbies, or outdoor living. Located just ten minutes from the upcoming West LRT line and close to Mayfield shopping, West Edmonton Mall, 170 Street, and top schools, this property checks every box for both lifestyle and long-term growth.

Built in 1959

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4457592  |
| Price          | \$434,900 |
| Bedrooms       | 5         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,051     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1959                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 16505 103 Avenue     |
| Area        | Edmonton             |
| Subdivision | Britannia Youngstown |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5P 0R1              |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | See Remarks            |
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |

### Interior

|              |                                                                                               |
|--------------|-----------------------------------------------------------------------------------------------|
| Appliances   | Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating      | Forced Air-1, Natural Gas                                                                     |
| Stories      | 2                                                                                             |
| Has Suite    | Yes                                                                                           |
| Has Basement | Yes                                                                                           |
| Basement     | Full, Finished                                                                                |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior          | Wood, Stucco                   |
| Exterior Features | Back Lane, Fenced, See Remarks |
| Roof              | Asphalt Shingles               |
| Construction      | Wood, Stucco                   |
| Foundation        | Concrete Perimeter             |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 12th, 2025 |
| Days on Market | 24                   |

## Zoning

## Zone 21

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Listing information last updated on October 6th, 2025 at 12:32am MDT