

Courtesy Of Dwight Hillas Of Logic Realty

## \$395,000 - 15982 106a Avenue, Edmonton

MLS® #E4421592

### \$395,000

3 Bedroom, 2.00 Bathroom, 672 sqft  
Single Family on 0.00 Acres

Britannia Youngstown, Edmonton, AB

Designed to charm! Substantially upgraded plumbing, and electrical with 100 amp wiring. Newer doors and windows. Bathrooms renovated. Delightful and sunny upgraded kitchen with lots of cabinetry and counter-top. Move in to this warm and inviting bungalow with 2 bedrooms up and one down with 2 baths. Youâ€™re going to love the bay window in the cozy living room that gives lots of natural light. Warm hardwood flooring in living room and bedrooms. The lower level is finished with a spacious family room, 2nd kitchen, 1 bedroom, renovated 3 piece bath and a 2nd laundry utility room. Lovely landscaped and private fenced backyard with 20x16 wood deck. To top it off, this home comes with a shed, and a double detached insulated and heated garage. Close to all amenities!

Built in 1956

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4421592  |
| Price          | \$395,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 672       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1956                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 15982 106a Avenue    |
| Area        | Edmonton             |
| Subdivision | Britannia Youngstown |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5P 0X5              |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Deck, Detectors Smoke  |
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Storage Shed, Washer, Refrigerators-Two, Stoves-Two |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl                            |
| Exterior Features | Back Lane, Fenced, Landscaped, Schools |
| Roof              | Asphalt Shingles                       |
| Construction      | Wood, Vinyl                            |
| Foundation        | Concrete Perimeter                     |

### **School Information**

|            |                      |
|------------|----------------------|
| Elementary | Brightview           |
| Middle     | Britannia/Youngstown |
| High       | Ross Shepard         |

## Additional Information

Date Listed February 14th, 2025

Days on Market 27

Zoning Zone 21

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Listing information last updated on March 12th, 2025 at 9:47pm MDT