

# \$645,000 - 1616 16 Street, Edmonton

MLS® #E4454536

## \$645,000

4 Bedroom, 4.00 Bathroom, 1,941 sqft  
Single Family on 0.00 Acres

Aster, Edmonton, AB

This beautiful 2 storey home w finished basement in Aster, SE Edmonton is surrounded by so many amenities, walking distance to Meadows Recreation Centre and High School. An open concept main floor includes den/office, full bathroom, kitchen, walk-in pantry and stainless steel appliances, living room, fireplace, with open staircase. Plenty of natural light throughout, the second floor has the master bedroom, his and her sinks, large glass door shower, walk-in closet, a multi-purpose bonus room, 2 more spacious bedrooms, large bathroom with double sink and laundry room. A fully finished basement with 1 bedroom, and den plus living room, full bathroom, and kitchen, second laundry with separate entrance. This home is so convenient to grocery stores, shopping, playgrounds, schools, transit and other amenities.

Built in 2023

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4454536  |
| Price          | \$645,000 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 4         |
| Square Footage | 1,941     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2023                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### **Community Information**

|             |                |
|-------------|----------------|
| Address     | 1616 16 Street |
| Area        | Edmonton       |
| Subdivision | Aster          |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 2S1        |

### **Amenities**

|           |                                     |
|-----------|-------------------------------------|
| Amenities | Detectors Smoke, Hot Water Tankless |
| Parking   | Double Garage Attached              |

### **Interior**

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                            |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Window Coverings, Dryer-Two, Stoves-Two, Washers-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                   |
| Stories           | 3                                                                                                           |
| Has Suite         | Yes                                                                                                         |
| Has Basement      | Yes                                                                                                         |
| Basement          | Full, Finished                                                                                              |

### **Exterior**

|                   |                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                        |
| Exterior Features | Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                   |
| Construction      | Wood, Vinyl                                                                                                        |
| Foundation        | Concrete Perimeter                                                                                                 |

### **Additional Information**

|             |                   |
|-------------|-------------------|
| Date Listed | August 23rd, 2025 |
|-------------|-------------------|

Days on Market 9

Zoning Zone 30

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Listing information last updated on September 1st, 2025 at 2:47pm MDT