Courtesy Of Fred Clemens Of ComFree

$400,000 - 16206 83 Avenue, Edmonton

MLS® #E4447578

$400,000
4 Bedroom, 1.00 Bathroom, 1,035 sqft
Single Family on 0.00 Acres

Elmwood, Edmonton, AB

Well loved 3 BR Bungalow in the desirable quiet Community of Elmwood need's its 3'rd family. Walking distance to daycare's, community center, Schools, WEM, health services, Bus and new LRT system: with close road transportation hubs the location ticks all the boxes. Step back in time to quality, this timeless interior can be easily renovated at your leisure, meeting your desires and dreams well below cost and time of new builds. Original hardwood, flooring and fixtures in great condition. Recent big ticket upgrades include triple glazed windows and 30 year shingles. Exterior is almost maintenance free, has original Cedar accent siding. All site exterior wood surfaces have been repaired correctly, scraped and painted in 2025 allowing you to enjoy the beautiful perennials and mature large yard. The professionally renewed basement in 2004, is easily developed for income suite, media area, kitchenette or 2nd Bathroom. A powered oversized Garage is ideal for hobbies with room lots of room for your toys.

Built in 1959

Essential Information

MLS® #	E4447578
Price	$400,000

Bedrooms	4
Bathrooms	1.00
Full Baths	1
Square Footage	1,035
Acres	0.00
Year Built	1959
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	16206 83 Avenue
Area	Edmonton
Subdivision	Elmwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 3V5

Amenities

Amenities	Detectors Smoke, Hot Water Natural Gas, No Smoking Home, Patio, Security Window Bars, Television Connection, Vinyl Windows
Parking	Double Garage Detached, Insulated, Over Sized, Parking Pad Cement/Paved, Rear Drive Access

Interior

Appliances	Dryer, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Lot Description	15.24 x39.624

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 14th, 2025
Days on Market	20
Zoning	Zone 22

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Listing information last updated on August 3rd, 2025 at 3:47pm MDT