

## **\$689,800 - 16904 47 Street, Edmonton**

MLS® #E4418115

### **\$689,800**

5 Bedroom, 3.00 Bathroom, 2,208 sqft  
Single Family on 0.00 Acres

Cy Becker, Edmonton, AB

Welcome to the perfect family home that offers everything you need! This stunning home comes with an exceptional floorplan and features a MAIN FLOOR DEN that can also be used as a BEDROOM which is complimented by a FULL BATH ON THE MAIN FLOOR. Very generous sized living room with an open to above feature, perfectly situated dining area and the perfect dream kitchen. The kitchen includes tons of custom cabinetry, includes a SPICE KITCHEN, comes fully equipped with beautifully finished quartz countertops. The uppers level is where you will find 4 BEDROOMS, A BONUS ROOM and laundry room. The primary bedroom is an absolute dream with custom millwork features, includes a generous walk in closet and a stunning 5pc ensuite that includes a custom shower, soaker tub and HIS AND HER sinks. Not to forget this home also includes a SIDE SEPARATE ENTRANCE perfect for future suite development AND A DOUBLE ATTACHED GARAGE.

Built in 2024

### **Essential Information**

|          |           |
|----------|-----------|
| MLS® #   | E4418115  |
| Price    | \$689,800 |
| Bedrooms | 5         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,208                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 16904 47 Street |
| Area        | Edmonton        |
| Subdivision | Cy Becker       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0W3         |

### **Amenities**

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

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                                     |
| Appliances        | Garage Control, Garage Opener, Hood Fan, See Remarks |
| Heating           | Forced Air-1, Natural Gas                            |
| Fireplace         | Yes  |
| Fireplaces        | Mantel   |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished                                     |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |

Construction Wood, Stone, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed January 15th, 2025  
Days on Market 80  
Zoning Zone 03

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