

## \$539,900 - 16304 111 Street, Edmonton

MLS® #E4429525

**\$539,900**

4 Bedroom, 2.50 Bathroom, 1,395 sqft

Single Family on 0.00 Acres

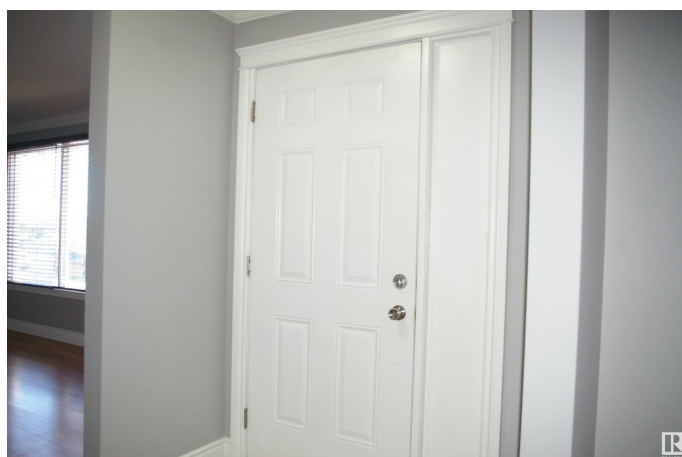
Lorelei, Edmonton, AB

An interesting find, an honest-to-goodness ranch bungalow, right off an acreage, on a double lot right in the middle of Lorelei. Massive living room with stone fireplace, big dining area with patio doors out to the front. Peninsula-shaped kitchen with built-in appliances and plenty of cupboards. Three ample bedrooms on the main floor, 4-piece main bath and a 2-piece with cheater doors to the third bedroom and the back entry. Basement is fully finished, with a rec room, a humongous family room with roughed-in fireplace and a bar/summer kitchen in the corner. There's another bedroom down here, plus a 3-piece bath. Garage is oversized, and attached to the house via a breezeway in between. Northwest-facing backyard is fenced and massive, the large deck barely bites into it.

Built in 1971

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4429525  |
| Price          | \$539,900 |
| Bedrooms       | 4         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,395     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1971                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 16304 111 Street |
| Area        | Edmonton         |
| Subdivision | Lorelei          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 2B1          |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Deck, Detectors Smoke  |
| Parking Spaces | 6                      |
| Parking        | Double Garage Detached |

### **Interior**

|              |                                                                                                                                  |
|--------------|----------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating      | Forced Air-2, Natural Gas                                                                                                        |
| Fireplace    | Yes                                                                                                                              |
| Fireplaces   | Stone Facing                                                                                                                     |
| Stories      | 2                                                                                                                                |
| Has Basement | Yes                                                                                                                              |
| Basement     | Full, Finished                                                                                                                   |

### **Exterior**

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                              |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Lot Description   | x15.2x11.6x6.5x2.90                                                                       |
| Roof              | Asphalt Shingles                                                                          |
| Construction      | Wood, Stucco                                                                              |
| Foundation        | Concrete Perimeter                                                                        |

### **Additional Information**

Date Listed April 7th, 2025

Days on Market 30

Zoning Zone 27

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Listing information last updated on May 7th, 2025 at 2:47am MDT