

## \$449,900 - 13042 116 Street, Edmonton

MLS® #E4436202

**\$449,900**

5 Bedroom, 2.50 Bathroom, 1,461 sqft

Single Family on 0.00 Acres

Calder, Edmonton, AB

Custom-built BILEVEL offers elegance, magnificent living spaces. This sprawling home is perfect for a multigenerational family, featuring 1461 SQFT, a total of 5 bed, 2.5 full baths, Separate entry into the basement with an IN-LAW suite. Stunning curb appeal with Brick & Stucco Exterior. Inside the front entry boasts an impressive formal living area with soaring ceilings. The main level also offers a full bath, great room in the rear of the home with a family room & large kitchen. Upstairs Offers 3 gigantic bedrooms & 2 bathrooms with a gorgeous Master Suite. Basement is fully finished & perfect for extended family with kitchen & 2 bedrooms, and full bathroom. Enjoy the sunset views from your West facing backyard. OVERSIZED Double Detached Garage is heated with plenty of storage. Located on a quiet street with quick access to parks, schools, bus.

Built in 1974

### Essential Information

MLS® #	E4436202
Price	\$449,900
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,461
Acres	0.00
Year Built	1974
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	13042 116 Street
Area	Edmonton
Subdivision	Calder
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 5H5

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed May 13th, 2025

Days on Market 34

Zoning Zone 01

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