

\$348,800 - 10207 169 Avenue, Edmonton

MLS® #E4442336

\$348,800

3 Bedroom, 2.00 Bathroom, 852 sqft

Single Family on 0.00 Acres

Baturyn, Edmonton, AB

This fully-finished bi-level is a must see! Move right in and enjoy - Major expenses have been taken care of! Updates include: BRAND NEW Shingles(2025), Windows(2024), Hot Water Tank(2024), Furnace(2018), Air Conditioner(2018). Your Kitchen includes Stainless Steel Appliances, ample cabinetry, and an island overlooking your bright and open-concept Living room and Dining area. Through sliding glass doors, access your deck and large (406 sqm lot) fenced yard- Perfect for Summer BBQ's. Enjoy 3 bedrooms, an additional Recreation room, and 2 full Bathrooms- featuring a Massive Jetted Jacuzzi tub to relax in. Located in the family-oriented neighbourhood of Baturyn, this home is within walking distance of Schools, Parks, offers easy access to the Anthony Henday and 97th Street. This is a true GEM!

Built in 1979

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4442336 |
| Price | \$348,800 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 852 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 1979 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 10207 169 Avenue |
| Area | Edmonton |
| Subdivision | Baturyn |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5X 4M1 |

Amenities

| | |
|-----------|--|
| Amenities | On Street Parking, Air Conditioner, Deck |
| Parking | Front Drive Access, Parking Pad Cement/Paved |

Interior

| | |
|--------------|---|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco, Vinyl |
| Exterior Features | Fenced, Flat Site, Landscaped, No Back Lane, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|-----------------------------|
| Elementary | Bishop Savaryn, St. Charles |
| Middle | Mary Butterworth |
| High | O'Leary, M.E LaZerte |

Additional Information

Date Listed June 13th, 2025
Days on Market 2
Zoning Zone 27

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)
Listing information last updated on June 15th, 2025 at 12:32pm MDT