

Courtesy Of Wally Karout Of Royal LePage Arteam Realty

\$799,980 - 16206 70 Street, Edmonton

MLS® #E4449395

\$799,980

5 Bedroom, 3.50 Bathroom, 2,142 sqft

Single Family on 0.00 Acres

Ozerna, Edmonton, AB

Welcome home to this custom-built Bungalow that offers large living spaces and beautiful finishes. Built on a large corner lot with a triple car garage. As you enter the home you are greeted with a large foyer, recessed ceilings with custom details, a formal living room and a formal dining room. The kitchen is perfect for the ones that love to cook and outstanding from every angle, showcases tasteful finishes such as granite counters, a large Island, custom cabinetry with stainless steel applianceâ€™s. The Main Floor hosts the primary bedroom with a 4 piece ensuite and a walk-in closet. The upper level featureâ€™s 2 large bedrooms and a full bath. The fully finished basement comes with 9 Ft Ceilingâ€™s , 2 Bedroomâ€™s and a full bathroom and a massvie rec room perfect for large family gatherings. The backyard features exposed aggregate concrete patio and a private outdoor lounge area perfect for entertaining.

Built in 2004

Essential Information

MLS® #	E4449395
Price	\$799,980
Bedrooms	5
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	2,142
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	16206 70 Street
Area	Edmonton
Subdivision	Ozerna
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3X6

Amenities

Amenities	See Remarks
Parking Spaces	3
Parking	Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Corner Lot, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed July 24th, 2025

Days on Market 41

Zoning Zone 28

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 September 3rd, 2025 at 6:17pm MDT