

# **\$649,900 - 16212 32 Avenue, Edmonton**

MLS® #E4430460

**\$649,900**

4 Bedroom, 3.00 Bathroom, 1,649 sqft

Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Immaculate detached home in Ridgecrest at Glenridding Ravines! Featuring 9 ft ceilings on all floors and a soaring 19 ft ceiling in the living room with a crystal chandelier, feature wall, and tiled fireplace. The luxury kitchen offers two-tone cabinets, quartz counters, built-in gas cooktop, wall oven, and chimney hood fan. Main floor includes a den/bedroom and full bath with tiled standing shower. Upstairs has 3 spacious bedrooms, 2 full baths, and a primary suite with 10 ft ceiling and walk-in closet with organizers. Separate side entrance to basement with 3 windowsâ€”great potential for a legal suite. Upgrades include A/C, water softener, blinds, tankless water heater, premium lighting, extra-large windows, permanent all-season exterior lights, and fully landscaped and fenced yard. Deck has gas line for BBQ. Garage includes drain and gas line for heater. Close to transit centre, future Catholic church, rec center, and schools. A perfect blend of luxury and function!

Built in 2021

## **Essential Information**

MLS® #	E4430460
Price	\$649,900
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,649
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	16212 32 Avenue
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4P2

### Amenities

Amenities	Air Conditioner, Deck, No Smoking Home, See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Humidifier-Power(Furnace), Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Landscaped, No Back Lane, No Through Road, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            April 11th, 2025  
Days on Market      21  
Zoning                Zone 56

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