

## \$665,000 - 16799 36 Street, Edmonton

MLS® #E4443463

**\$665,000**

3 Bedroom, 2.50 Bathroom, 2,569 sqft

Single Family on 0.00 Acres

Cy Becker, Edmonton, AB

Imagine your family's life unfolding in a sunlit, modern haven in Edmonton's Cy Becker neighbourhood. Step into an expansive open living space where gatherings become a cherished ritual, and the elegant dining room—with its inviting coffered ceiling—sets the stage for meals that bring everyone together. The gourmet kitchen inspires culinary adventures, while upstairs, a serene master suite and three bedrooms nurture restful nights and joyful mornings. A versatile bonus room invites creativity, and a finished double garage adds everyday convenience. Outside, a refined patio and a tranquil, landscaped backyard form the perfect backdrop for laughter-filled gatherings and quiet moments of reflection. Enjoy community perks with excellent schools, inviting parks, local shopping, and friendly neighbours who foster a warm, welcoming atmosphere. This home isn't just a residence—it's where your family's best memories are waiting to be made.

Built in 2015

### Essential Information

MLS® # E4443463

Price \$665,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,569
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	16799 36 Street
Area	Edmonton
Subdivision	Cy Becker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0X7

### Amenities

Amenities	On Street Parking, Air Conditioner, Ceiling 9 ft., Patio
Parking Spaces	4
Parking	Double Garage Attached, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Flat Site, Golf Nearby, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 20th, 2025
Days on Market	22
Zoning	Zone 03

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 July 12th, 2025 at 1:47pm MDT