

\$499,990 - 58 1703 16 Avenue, Edmonton

MLS® #E4426150

\$499,990

4 Bedroom, 3.50 Bathroom, 1,659 sqft

Condo / Townhouse on 0.00 Acres

Laurel, Edmonton, AB

Welcome to The Palms at Laurel! This stunning 1,659 sq. ft. modern duplex offers a fully finished basement with a separate entrance, kitchen, and laundry, making it perfect for multi-generational living. The main floor features an open-concept layout, ideal for entertaining. The spacious kitchen and dining nook include granite countertops with an undermount sink, a peninsula with an eating bar, full-height backsplash, and stainless steel appliances. The huge living room boasts a sleek linear electric fireplace and patio doors leading to a fully landscaped backyard. On the second floor, youâ€™™ll find a versatile bonus room, perfect for a home office, playroom, or extra lounge space & a large master bedroom with a walk-in closet and Ensuite, plus two additional bedrooms, a 3-piece bathroom and a convenient laundry room. Additional highlights include easy access to Anthony Henday Drive and Meadows Rec Centre ensuring a quick and smooth commute.

Built in 2018

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4426150 |
| Price | \$499,990 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |



| | |
|----------------|-------------------|
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,659 |
| Acres | 0.00 |
| Year Built | 2018 |
| Type | Condo / Townhouse |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 58 1703 16 Avenue |
| Area | Edmonton |
| Subdivision | Laurel |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 2C3 |

Amenities

| | |
|-----------|--|
| Amenities | Off Street Parking, On Street Parking, Deck, No Animal Home, No Smoking Home |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Garage Control, Garage Opener, Oven-Microwave, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two |
| Heating | Forced Air-1, Electric |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Recreation Use, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed March 17th, 2025
Days on Market 32
Zoning Zone 30
Condo Fee \$106

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