

## **\$748,800 - 16105 73a Street, Edmonton**

MLS® #E4425520

**\$748,800**

7 Bedroom, 6.00 Bathroom, 2,456 sqft

Single Family on 0.00 Acres

Ozerna, Edmonton, AB

Welcome to Ozerna! This unique home w/ rich architectural details located in an affluent community, offers an expansive luxurious layout of 2,456 sqft main & 2nd flrs+ 1,632 sqft below ground! Offering 7 spacious bdrms, 6 FULL baths, 2 DENS, 3 KITCHENS & HEATED 220 VOLT TRIPLE GARAGE W/ RV PARKING! The main flr features a large living rm w/ fireplace, SOLID MAPLE HARDWOOD FLRS, SUNROOM w/ 3 SUN TUNNELS, a FORMAL DINING ROOM & 2 UPDATED BATHRMS! The fully equipped ISLAND KITCHEN boasts custom cabinetry, BREAKFAST NOOK, GRANITE COUNTERTOPS & SERVERY! The 7 bdrms are spread across all levels offering privacy & comfort. UPPER FLR BDRMS EACH HAS ITS OWN BATHROOM! The 2 dens can be used as home offices or guest rms! The basement w/ 9ft ceilings offers a SEPARATE ENTRANCE, REC ROOM, SECOND KITCHEN, 3 BRMS & 2 BATHS! The PROFESSIONALLY LANDSCAPED BACKYARD is BRICK-PAVED W/ POND FEATURE! With SOLID OAK DOORS & Built-in Security system for your family's safety. Close to schools, shopping, parks & transportation!

Built in 2004

### **Essential Information**



MLS® #	E4425520
Price	\$748,800
Bedrooms	7
Bathrooms	6.00
Full Baths	6
Square Footage	2,456
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	16105 73a Street
Area	Edmonton
Subdivision	Ozerna
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3T7

### Amenities

Amenities	Closet Organizers, Deck
Parking Spaces	6
Parking	Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Stove-Gas, Washer, Refrigerators-Two, Stoves-Two, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Fenced, Flat Site, No Back Lane, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Florence Hallock School
Middle	Londonderry School
High	M.E. Lazerte School

### **Additional Information**

Date Listed	March 13th, 2025
Days on Market	48
Zoning	Zone 28

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