

\$399,900 - 3518 16 Street, Edmonton

MLS® #E4429554

\$399,900

3 Bedroom, 2.50 Bathroom, 1,350 sqft
Single Family on 0.00 Acres

Tamarack, Edmonton, AB

****ALERT**FIRST TIME HOMEBUYERS AND INVESTORS**TAMARACK**POTENTIAL SIDE ENTRY****Presenting a beautifully maintained two-storey half duplex located in the desirable Tamarack community. This pet- and smoke-free home is ideal for small families, offering both comfort and convenience. The property features professionally landscaped front and back yards, and is situated just a five-minute walk from a K‑9 school, with nearby access to grocery stores, fitness centers, banks, and the Anthony Henday for easy commuting. Inside, you’ll find a spacious kitchen, a cozy living room with a fireplace, and patio doors that open to a low-maintenance composite deck perfect for outdoor entertaining. The upper level includes a generous primary bedroom complete with a four-piece ensuite, two additional bedrooms, and a full bathroom. The PARTIALLY finished basement with drywall work done.

Built in 2010

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4429554 |
| Price | \$399,900 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |



| | |
|----------------|---------------|
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,350 |
| Acres | 0.00 |
| Year Built | 2010 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 3518 16 Street |
| Area | Edmonton |
| Subdivision | Tamarack |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 0M6 |

Amenities

| | |
|-----------|--------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Detectors Smoke |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|------------------------------------------------------------------------------------|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Airport Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 7th, 2025 |
| Days on Market | 12 |
| Zoning | Zone 30 |

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Listing information last updated on April 19th, 2025 at 6:17am MDT