

# \$434,900 - 16505 103 Avenue, Edmonton

MLS® #E4457592

## \$434,900

5 Bedroom, 2.00 Bathroom, 1,051 sqft  
Single Family on 0.00 Acres

Britannia Youngstown, Edmonton, AB

Discover this legally suited bungalow in Britannia Youngstown, perfectly positioned on a quiet, tree-lined street just 10 minutes from the future West LRT line. The main floor offers 3 spacious bedrooms, a refreshed 4pc bath, and a clean, functional kitchen with potential to personalize—or keep as-is. North-facing with several updated windows, the home feels bright and comfortable. The basement suite includes 2 bedrooms, its own modernized 4pc bathroom, and a generous living space. Both units are equipped with separate laundry. The lot features a fenced backyard, double detached garage, and ample off-street parking—ideal for multi-vehicle households or even RV storage. Situated near 170 St, Stony Plain Rd, Mayfield shopping, West Edmonton Mall, Terra Losa Centre, and several parks and schools, this property offers unbeatable value in a high-demand rental area with long-term growth potential.

Built in 1959

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4457592  |
| Price      | \$434,900 |
| Bedrooms   | 5         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,051                  |
| Acres          | 0.00                   |
| Year Built     | 1959                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 16505 103 Avenue     |
| Area        | Edmonton             |
| Subdivision | Britannia Youngstown |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5P 0R1              |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | See Remarks            |
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |

### Interior

|              |                                                                                               |
|--------------|-----------------------------------------------------------------------------------------------|
| Appliances   | Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating      | Forced Air-1, Natural Gas                                                                     |
| Stories      | 2                                                                                             |
| Has Suite    | Yes                                                                                           |
| Has Basement | Yes                                                                                           |
| Basement     | Full, Finished                                                                                |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior          | Wood, Stucco                   |
| Exterior Features | Back Lane, Fenced, See Remarks |
| Roof              | Asphalt Shingles               |
| Construction      | Wood, Stucco                   |
| Foundation        | Concrete Perimeter             |

### Additional Information

Date Listed September 12th, 2025

Days on Market 3

Zoning Zone 21

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