

## \$439,900 - 16112 43 Street, Edmonton

MLS® #E4452961

**\$439,900**

4 Bedroom, 3.50 Bathroom, 1,367 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

This two-storey single family home in Brintnell blends comfort, style, and location! Featuring 4 bedrooms, 4 baths, and a double car garage, this home boasts central air conditioning, a newer furnace, and a hot water tank for year-round comfort. The recently finished basement adds incredible living space with the 4th bedroom, full bathroom, and a rec room with built-in storage. Backing onto green space, this home offers a private sunny backyard while being steps from a school, spray park, and shopping. The main level is perfect for entertaining with its open layout, while the upper floor provides spacious bedrooms for the whole family. Enjoy a short commute to both Fort Saskatchewan and Sherwood Park, making it ideal for busy lifestyles. With thoughtful upgrades, a functional design, and a location that blends convenience with natural beauty, this Brintnell gem is ready to welcome you home.

Built in 2007

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4452961  |
| Price      | \$439,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 1,367                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 16112 43 Street |
| Area        | Edmonton        |
| Subdivision | Brintnell       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0G5         |

### Amenities

|           |                                        |
|-----------|----------------------------------------|
| Amenities | Air Conditioner, Hot Water Natural Gas |
| Parking   | Double Garage Detached                 |

### Interior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                       |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                              |
| Stories           | 2                                                                                                                      |
| Has Basement      | Yes                                                                                                                    |
| Basement          | Full, Finished                                                                                                         |

### Exterior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                       |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                  |
| Construction      | Wood, Vinyl                                                                                       |
| Foundation        | Concrete Perimeter                                                                                |

### Additional Information

Date Listed August 14th, 2025

Days on Market 2

Zoning Zone 03

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Listing information last updated on August 16th, 2025 at 4:02pm MDT