

Courtesy Of Mani Bagga Of Royal LePage Magna

\$934,800 - 16207 34 Avenue, Edmonton

MLS® #E4452589

\$934,800

6 Bedroom, 5.00 Bathroom, 2,410 sqft

Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Welcome to Glenridding Ravine! This stunning 6-bedroom, 5-bathroom executive residence boasts over 3,284+ sq ft of total living space offering breathtaking natural surroundings over a CORNER pie-shaped lot BACKING ON TO TREED AREA! The grand living room w/ 20 ft ceilings features a cozy fireplace & floor-to-ceiling panel windows! A den/office can be a guest bedroom, along w/ a full bathroom. The gourmet kitchen is equipped with high-end SS appliances, spacious island w/ breakfast nook PLUS a SEPARATE SPICE KITCHEN! The dining room leads to the large deck & fully fenced backyard for direct access to scenic walking trails & ravine views & extra visitor parking! Upstairs offers a spacious bonus/family room, a convenient laundry area, & 4 bedrooms, incl. a luxurious PRIMARY SUITE complete w/ a BALCONY, a WIC & 5-piece spa-like ensuite. The FF IN-LAW SUITE BASEMENT is perfect for multi-generational living, w/ rec room, SECOND KITCHEN, full bath & 2 bedrms. Minutes walk to a man-made lake & more walking trails

Built in 2022

Essential Information

MLS® # E4452589

Price \$934,800



Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	2,410
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	16207 34 Avenue
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4V7

Amenities

Amenities	On Street Parking, Deck, Natural Gas BBQ Hookup
Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Microwave Hood Fan, Stacked Washer/Dryer, Stove-Countertop Gas, Stove-Electric, Stove-Gas, Washer, Window Coverings, Refrigerators-Two, Garage Heater
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Backs Onto Park/Trees, Corner Lot, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	George H. Luck School
Middle	Riverbend School
High	Strathcona School

Additional Information

Date Listed	August 12th, 2025
Days on Market	84
Zoning	Zone 56

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