

## \$250,000 - 145 16725 106 Street, Edmonton

MLS® #E4435665

**\$250,000**

5 Bedroom, 1.50 Bathroom, 1,152 sqft

Condo / Townhouse on 0.00 Acres

Baturyn, Edmonton, AB

Live the Good Life in Castle Downs! Incredible Value! Nestled in North Edmonton's family-friendly neighbourhood, this beautifully renovated townhome offers exceptional value and an unbeatable location. This home is right next to scenic green space, you'll enjoy direct access to walking paths leading to nearby parks and schools. Inside, discover one of the nicest homes in the complex – fully developed with a stunning modern kitchen, tall cabinets, and stainless steel appliances. Upstairs, you'll be impressed by upgraded bathrooms, an oversized primary bedroom, and two more spacious bedrooms with peaceful views. The cozy family room overlooks the lush greenery, and the finished basement features two extra flex rooms & a cozy family room. Includes a newer furnace and hot water tank. Whether you're a first-time buyer or growing family, this is your chance to live beautifully in Castle Downs. \*Some photos are virtually staged\*

Built in 1981

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4435665  |
| Price     | \$250,000 |
| Bedrooms  | 5         |
| Bathrooms | 1.50      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,152             |
| Acres          | 0.00              |
| Year Built     | 1981              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 145 16725 106 Street |
| Area        | Edmonton             |
| Subdivision | Baturyn              |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5X 5G5              |

### Amenities

|           |  |
|-----------|--|
| Amenities | Deck, No Animal Home, No Smoking Home, Vinyl Windows |
| Parking   | Stall  |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 3  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Fenced, Landscaped, Private Setting, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stucco  |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 4             |
| Zoning         | Zone 27       |
| Condo Fee      | \$433         |

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Listing information last updated on May 12th, 2025 at 10:47pm MDT