

## \$775,888 - 16225 32 Avenue, Edmonton

MLS® #E4441440

**\$775,888**

4 Bedroom, 4.00 Bathroom, 2,155 sqft

Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Welcome to Elegance! This stylish 4-bedroom home in Ridgecrest is filled with high-end finishes and thoughtful details. The main floor features a bedroom/den, 3-piece bath, and a spacious mudroom connecting to a walk-through pantry with built-in shelving. The gourmet kitchen stuns with sleek black cabinets, gold hardware, black SS appliances, and an extended marble quartz countertop and island. The open dining area offers a breathtaking south-facing pond view. A floor-to-ceiling custom built-out with LED surround & 100" fireplace makes the open-to-below living space a showstopper. The glass staircase with step lights leads to a second floor featuring a bonus room, 3 bedrooms—each with a private ensuite—and a laundry room. The primary suite boasts a built-out w/ LED surround, fireplace, private balcony, 5-piece bath, and custom walk-in closet. Additional highlights: adjustable lighting throughout, garage drain, walkout basement with 9ft ceilings, stamped concrete pad, large deck, and full fencing and more!

Built in 2021

### Essential Information

MLS® # E4441440

Price \$775,888



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,155                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 16225 32 Avenue    |
| Area        | Edmonton           |
| Subdivision | Glenridding Ravine |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6W 4P2            |

### Amenities

|                |                                                                                                                                                                                                                                                                                                                           |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | On Street Parking, Carbon Monoxide Detectors, Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Tankless, Low Flw/Dual Flush Toilet, No Smoking Home, Smart/Program. Thermostat, Walkout Basement, See Remarks, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 4                                                                                                                                                                                                                                                                                                                         |
| Parking        | Double Garage Attached                                                                                                                                                                                                                                                                                                    |

### Interior

|                   |                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                         |
| Appliances        | Dishwasher-Built-In, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Window Coverings, See Remarks, Stove-Countertop Inductn |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                |
| Stories           | 2                                                                                                                                                                        |
| Has Basement      | Yes                                                                                                                                                                      |
| Basement          | Full, Unfinished                                                                                                                                                         |

### Exterior

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                                |
| Exterior Features | Airport Nearby, Cul-De-Sac, Fenced, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby, Sloping Lot, Stream/Pond, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                                  |
| Construction      | Wood, Brick, Vinyl                                                                                                                                |
| Foundation        | Concrete Perimeter                                                                                                                                |

**School Information**

|            |                   |
|------------|-------------------|
| Elementary | Joey Moss         |
| Middle     | Joey Moss         |
| High       | Dr. Anne Anderson |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 10th, 2025 |
| Days on Market | 7               |
| Zoning         | Zone 56         |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 17th, 2025 at 7:17am MDT