

## **\$349,900 - 14223 116 Street, Edmonton**

MLS® #E4462329

**\$349,900**

3 Bedroom, 1.00 Bathroom, 1,038 sqft

Single Family on 0.00 Acres

Carlisle, Edmonton, AB

Incredibly clean and meticulously maintained bungalow in the desirable community of Carlisle. This move-in-ready home has 3 bright bedrooms and a tidy 4pc bathroom. The efficiently designed kitchen/dining area has mahogany styled cabinets creating a warm ambience perfect when hosting family and friends, or just chatting over a coffee. The west facing living room sports a big picture window to capture sunsets over the quiet neighborhood. The open unfinished basement with new (2022) furnace and HWT is a clean slate waiting to see what you dream up. Enjoy the spacious backyard with patio, gazebo, and a moveable rear fence if more parking is desired next to the double detached garage. Need more room to play? Right around the corner is the Carlisle Community League and St. Timothy Catholic Elementary School with a playground, sports fields, and ice rinks. This location can't be beat for the sheer amount of important amenities less than 3km away at Kensington Crossing Centre. A great first home!

Built in 1974

### **Essential Information**

MLS® # E4462329

Price \$349,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 1,038                  |
| Acres          | 0.00                   |
| Year Built     | 1974                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 14223 116 Street |
| Area        | Edmonton         |
| Subdivision | Carlisle         |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 1M9          |

### Amenities

|           |                                                                                                                   |
|-----------|-------------------------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Detectors Smoke, Gazebo, Hot Water Natural Gas, Smart/Program. Thermostat, See Remarks |
| Parking   | Double Garage Detached                                                                                            |

### Interior

|              |                                                     |
|--------------|-----------------------------------------------------|
| Appliances   | Hood Fan, Refrigerator, Stove-Electric, See Remarks |
| Heating      | Forced Air-1, Natural Gas                           |
| Stories      | 1                                                   |
| Has Basement | Yes                                                 |
| Basement     | Full, Unfinished                                    |

### Exterior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Exterior          | Wood, Stucco, See Remarks                                            |
| Exterior Features | Back Lane, Fenced, Flat Site, Paved Lane, Playground Nearby, Schools |
| Roof              | Asphalt Shingles                                                     |
| Construction      | Wood, Stucco, See Remarks                                            |
| Foundation        | Concrete Perimeter                                                   |

### Additional Information

Date Listed           October 15th, 2025

Days on Market     4

Zoning               Zone 27

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