

## \$735,000 - 1107 116 Street, Edmonton

MLS® #E4444179

**\$735,000**

5 Bedroom, 3.00 Bathroom, 2,238 sqft

Single Family on 0.00 Acres

Twin Brooks, Edmonton, AB

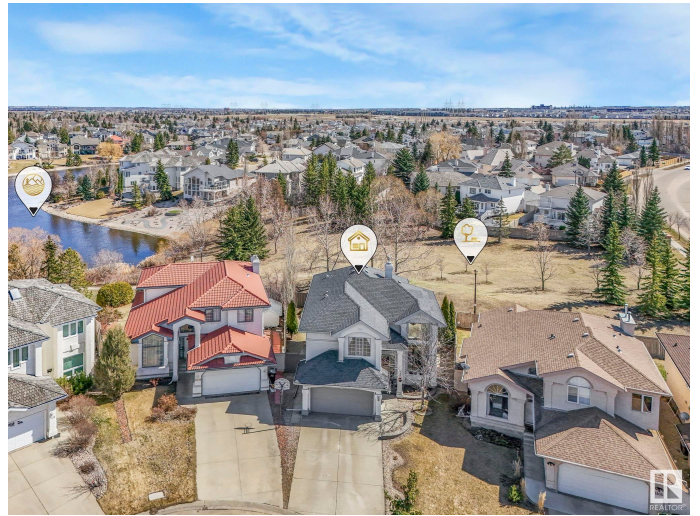
Discover this remarkable residence located in the highly sought-after Twin Brooks neighborhood. Boasting a picturesque LAKE VIEW and backing onto a serene park reserve, this fully renovated home offers luxury living in one of the city's most desirable communities. Step inside to soaring ceilings and large windows that fill the space with natural light. The gourmet kitchen is a chef's dream, featuring granite countertops, stainless steel appliances, and thoughtful upgrades throughout. The family room provides the perfect place to relax, with unobstructed views of the tranquil lake and lush green space beyond. Upstairs, you'll find 3 spacious bedrooms, including a primary retreat complete with a 5-pce ensuite and a breathtaking lake view—an ideal place to start and end your day. The fully developed basement adds impressive versatility, offering a large recreation room, an additional bedroom, a den, and a newly renovated bathroom—perfect for guests, hobbies, or extended family living. AC as well! No PolyB

Built in 1993

### Essential Information

MLS® # E4444179

Price \$735,000



Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,238
Acres	0.00
Year Built	1993
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1107 116 Street
Area	Edmonton
Subdivision	Twin Brooks
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 6X5

### Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Gazebo, No Animal Home, No Smoking Home, Vacuum System-Roughed-In
Parking	Double Garage Attached
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Backs Onto Lake, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, No Through Road, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 25th, 2025
Days on Market	4
Zoning	Zone 16

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 29th, 2025 at 8:02am MDT