

# \$365,000 - 76 16335 84 Street, Edmonton

MLS® #E4449449

## \$365,000

3 Bedroom, 2.50 Bathroom, 1,488 sqft  
Condo / Townhouse on 0.00 Acres

Belle Rive, Edmonton, AB

Step into stylish, low-maintenance living in this 3-bed, 2.5-bath condominium townhome tucked inside family-friendly Belle Rive. Flooded with natural light, the 1,411 sq ft layout pairs on-trend finishes—quartz counters, wood cabinetry, stainless Whirlpool appliances, and durable laminate floors—with practical design that first-time buyers, busy professionals, and downsizers will love. The open main level (with a handy powder room) flows to a sunny patio; upstairs, the primary bedroom offers a quartz-topped ensuite, while two additional bedrooms share a second full bath. Upper-floor laundry and an attached double garage add everyday convenience, and condo-managed snow removal and landscaping mean carefree living year-round. Minutes to parks, schools, shopping, and Anthony Henday.



Built in 2022

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4449449  |
| Price          | \$365,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,488     |

|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2022              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 3 Storey          |
| Status     | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 76 16335 84 Street |
| Area        | Edmonton           |
| Subdivision | Belle Rive         |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5Z 0S2            |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck, Parking-Visitor  |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                    |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                           |
| Stories           | 3                                                                                                   |
| Has Basement      | Yes                                                                                                 |
| Basement          | None, No Basement                                                                                   |

### Exterior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                 |
| Exterior Features | Low Maintenance Landscape, Park/Reserve, Playground Nearby, Shopping Nearby |
| Roof              | Asphalt Shingles                                                            |
| Construction      | Wood, Vinyl                                                                 |
| Foundation        | Concrete Perimeter                                                          |

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | July 23rd, 2025 |
|-------------|-----------------|



Days on Market 14  
Zoning Zone 28  
Condo Fee \$185



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