

## \$799,900 - 15713 111 Street, Edmonton

MLS® #E4443076

**\$799,900**

3 Bedroom, 2.50 Bathroom, 2,287 sqft

Single Family on 0.00 Acres

Beaumaris, Edmonton, AB

EXTRAORDINARY LOCATION backing onto Peggy Holmes Park & Beaumaris Lake. This RARE FIND, ONE-OF-A-KIND, WALK-OUT BUNGALOW w/stunning natural surrounds & trails will simply take your breath away! Offering over 4464sqft of livable space w/abundance of updates by original owners including: renoâ€™d bathrooms lighting, driveway, concrete patio, furnace/AC, shingles & some windows. Gorgeous Brazilian hardwood welcomes you to heart of home showcasing spiral staircase & stunning revamped kitchen w/new to-ceiling cabinetry, centre island w/gas cooktop & built-in oven, quartz countertops, new upscale SS appliances & tile backsplash. Freshly painted deck off back sunroom offers tranquil views of lake & pristine landscaping on massive lot. Incredible basement Rec Room is amazing spot to host unforgettable family events showcasing, stone surround wood F/P, SAUNA, bar, 3rd bdrm, full bath & garden door access to walk-out patio. Newly painted fence has access to pathway that leads to your community boardwalk...PRICELESS!!

Built in 1979

### Essential Information

MLS® # E4443076

Price \$799,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,287                  |
| Acres          | 0.00                   |
| Year Built     | 1979                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 15713 111 Street |
| Area        | Edmonton         |
| Subdivision | Beaumaris        |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 4S3          |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Air Conditioner, Bar, Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home, Patio, Sauna; Swirlpool; Steam, Sunroom, Television Connection, Vaulted Ceiling, Vinyl Windows, Walkout Basement, Wet Bar, See Remarks, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 6   |
| Parking        | Double Garage Attached, Front Drive Access, Heated, Over Sized  |
| Is Waterfront  | Yes   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, See Remarks, Garage Heater |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Brass Surround, Glass Door, Stone Facing  |

|              |                |
|--------------|----------------|
| Stories      | 2              |
| Has Basement | Yes            |
| Basement     | Full, Finished |

## Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick  |
| Exterior Features | Backs Onto Lake, Backs Onto Park/Trees, Environmental Reserve, Fenced, Golf Nearby, Landscaped, No Back Lane, Park/Reserve, Picnic Area, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Brick  |
| Foundation        | Concrete Perimeter   |

## School Information

|            |                       |
|------------|-----------------------|
| Elementary | LORELEI SCHOOL K-6    |
| Middle     | MARY BUTTERWORTH 7-9  |
| High       | QUEEN ELIZABETH 10-12 |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 21              |
| Zoning         | Zone 27         |

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Listing information last updated on July 10th, 2025 at 12:33pm MDT