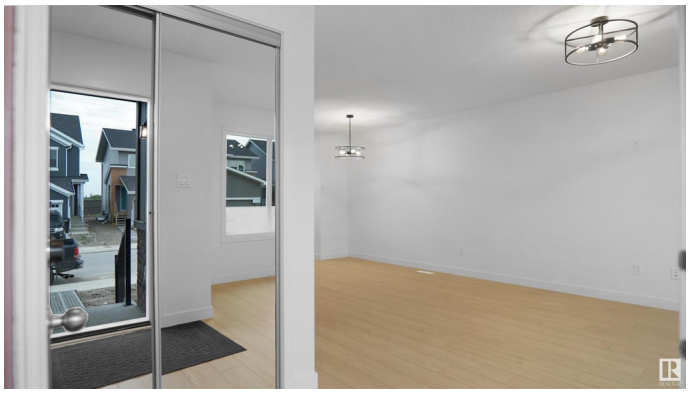
Courtesy Of Wally Karout Of Royal Lepage Arteam Realty

# $439,663 - 20931 16 Avenue, Edmonton

MLS® #E4447412

**$439,663**
3 Bedroom, 2.50 Bathroom, 1,428 sqft
Single Family on 0.00 Acres



Stillwater, Edmonton, AB

Welcome to the "Phoenix" built by the award-winning builder Pacesetter homes and is located in the heart of Stillwater . Once you enter the home you are greeted by luxury vinyl plank flooring throughout the great room, kitchen, and the breakfast nook. Your large kitchen features tile back splash, an island a flush eating bar, quartz counter tops and an undermount sink. Just off of the nook tucked away by the kitchen is a 2 piece powder room. Upstairs is the master's retreat with a large walk in closet and a 3-piece en-suite. The second level also include 2 additional bedrooms with a conveniently placed main 4-piece bathroom. This home also comes with a side separate entrance perfect for a future rental suite.  Close to all amenities and easy access to the Anthony Henday. *** Under construction and will be complete by February 2026 so the photos shown are from the same model that was recently built colors may vary ****

Built in 2025

## Essential Information

| | |
|---|---|
| MLS® # | E4447412 |
| Price | $439,663 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |

| | |
|---|---|
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,428 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

## Community Information

| | |
|---|---|
| Address | 20931 16 Avenue |
| Area | Edmonton |
| Subdivision | Stillwater |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 0T4 |

## Amenities

| | |
|---|---|
| Amenities | See Remarks |
| Parking | Parking Pad Cement/Paved |

## Interior

| | |
|---|---|
| Interior Features | ensuite bathroom |
| Appliances | See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

## Exterior

| | |
|---|---|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

## Additional Information

| | |
|---|---|
| Date Listed | July 11th, 2025 |
| Days on Market | 111 |
| Zoning | Zone 57 |

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Listing information last updated on October 30th, 2025 at 5:02pm MDT