

\$540,000 - 16532 140 Street, Edmonton

MLS® #E4450105

\$540,000

3 Bedroom, 2.50 Bathroom, 1,494 sqft

Single Family on 0.00 Acres

Carlton, Edmonton, AB

Welcome to this beautifully maintained 3-bedroom, 2-storey home with a front-drive double garage in the family-friendly community of Carlton. Enjoy a sunny, south-facing backyard with direct access to a huge green space – perfect for kids, pets, or peaceful evening strolls. Inside, you’ll find a bright open floor plan with warm neutral tones and plenty of natural light throughout. The kitchen is a chef’s dream, featuring granite countertops, a large island with breakfast bar, corner pantry, and premium appliance package. The main floor includes a convenient laundry room and 2-piece bath. Upstairs, there are 3 spacious bedrooms and 2 full bathrooms, including a lovely primary suite. The open basement is insulated and ready for your development ideas. Outside, the fully fenced West facing yard is beautifully landscaped with a great shed and covered deck.

Built in 2015

Essential Information

MLS® #	E4450105
Price	\$540,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,494
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	16532 140 Street
Area	Edmonton
Subdivision	Carlton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0K7

Amenities

Amenities	Hot Water Natural Gas, See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed July 28th, 2025

Days on Market 7

Zoning Zone 27

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 August 3rd, 2025 at 10:02pm MDT