

\$1,295,000 - 16608 9 Street, Edmonton

MLS® #E4454665

\$1,295,000

7 Bedroom, 6.50 Bathroom, 3,675 sqft
Single Family on 0.00 Acres

Horse Hill Neighbourhood 1A, Edmonton, AB

Timeless luxury meets functional design in this stunning 7-bedroom, office, 6.5-bath homeâ€”perfect for multigenerational living. Featuring 5 spacious bedrooms with en-suites with walk-in closets, balcony in master bedroom, Jacuzzi in master bathroom, a main-floor bedroom, a chef-inspired spice kitchen, and a massive island ideal for entertaining. The fully finished basement offers 2 additional bedrooms, bar, a full bath, a storage room, and a living and recreational area. Enjoy the convenience of a triple car garage with tandem space for a 4th vehicle and a huge driveway with RV parking. Relax in the beautifully landscaped backyard. Located near a scenic walking bridge and a community golf courseâ€”this home truly has it all!

Built in 2017

Essential Information

MLS® #	E4454665
Price	\$1,295,000
Bedrooms	7
Bathrooms	6.50
Full Baths	6
Half Baths	1
Square Footage	3,675
Acres	0.00



Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	16608 9 Street
Area	Edmonton
Subdivision	Horse Hill Neighbourhood 1A
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0P6

Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Front Porch, Hot Water Natural Gas, Patio, R.V. Storage, Recreation Room/Centre, Wet Bar, See Remarks, Vacuum System-Roughed-In, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking	Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Oven-Microwave, Stove-Gas, Vacuum System Attachments, Washer, Window Coverings, Wine/Beverage Cooler, Refrigerators-Two, Stoves-Two, Dishwasher-Two, Garage Heater
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Concrete, Stone, Stucco
Exterior Features	Fenced, Flat Site, Golf Nearby, Landscaped, No Back Lane, Picnic Area,

Playground Nearby, Public Transportation, Ravine View, Schools,
Shopping Nearby, Vegetable Garden, See Remarks

Roof	Asphalt Shingles
Construction	Concrete, Stone, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 25th, 2025
Days on Market	1
Zoning	Zone 51

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