

## \$539,000 - 10262 158 Street, Edmonton

MLS® #E4450373

**\$539,000**

6 Bedroom, 3.50 Bathroom, 1,615 sqft

Single Family on 0.00 Acres

Britannia Youngstown, Edmonton, AB

This stunning two-storey home perfectly blends modern style with family-friendly functionality, all in an ultra-convenient location. Featuring 6 spacious bedrooms and 3.5 bathrooms, this home is designed with the growing family in mind. The bright, open-concept layout is flooded with natural light and showcases rich hardwood floors, upgraded baseboards, stylish lighting, and elegant stair railings. The chef-inspired kitchen is a true standout, complete with high-end stainless steel appliances, granite countertops, and plenty of room to gather. Upstairs, the generous primary suite includes a walk-in closet and a private ensuite, creating a comfortable retreat. SEPERATE SIDE ENTRANCE! The fully developed basement offers even more space and flexibility, perfect for a guest suite, home office, or nanny setup. Enjoy a west-facing backyard ideal for sunny afternoons, a spacious deck for entertaining, and a double garage for added convenience.

Built in 2014

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4450373  |
| Price     | \$539,000 |
| Bedrooms  | 6         |
| Bathrooms | 3.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,615                  |
| Acres          | 0.00                   |
| Year Built     | 2014                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 10262 158 Street     |
| Area        | Edmonton             |
| Subdivision | Britannia Youngstown |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5P 2Y2              |

### Amenities

|           |                                                                                                                   |
|-----------|-------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", Vinyl Windows |
| Parking   | Double Garage Detached                                                                                            |

### Interior

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                       |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Washer, Window Coverings, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                              |
| Stories           | 3                                                                                                                                      |
| Has Basement      | Yes                                                                                                                                    |
| Basement          | Full, Finished                                                                                                                         |

### Exterior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                              |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Level Land, Playground Nearby, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                         |
| Construction      | Wood, Vinyl                                                                              |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 28th, 2025

Days on Market                17

Zoning                            Zone 21

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 14th, 2025 at 5:17pm MDT