

## \$469,900 - 1720 167 Street, Edmonton

MLS® #E4423410

**\$469,900**

3 Bedroom, 2.50 Bathroom, 1,559 sqft  
Single Family on 0.00 Acres

Glenridding Heights, Edmonton, AB

**\*POTENTIAL FOR SIDE ENTRANCE\* \*EAST FACING\* ATTACHED GARAGE\*** This delightful 2-story home has been **\*FRESHLY PAINTED with NEW FLOORING\*** offers 3 bedrooms, 2.5 bathrooms, and over 1550 square feet of beautifully developed living space. A spacious backyard featuring a deck and a gardening area, this home provides plenty of room to grow and enjoy outdoor living. The open-concept main floor is ideal for entertaining, with a bright and inviting atmosphere that makes hosting a breeze while preparing meals in the sleek kitchen, equipped with stainless steel appliances and elegant granite countertops. The high ceilings and triple-pane windows throughout ensure a bright, airy, and energy-efficient living experience. Upstairs, you'll find a generous bonus space, perfect for a home office or playroom, along with a large laundry area that also offers extra storage options. With its thoughtful layout, this home is perfect for a young family looking for a fresh start.

Built in 2015

### Essential Information

MLS® #	E4423410
Price	\$469,900
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,559
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1720 167 Street
Area	Edmonton
Subdivision	Glenridding Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3C5

### **Amenities**

Amenities	Deck
Parking Spaces	2
Parking	Single Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	No Back Lane, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed February 28th, 2025

Days on Market 38

Zoning Zone 56

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