

\$499,900 - 4613 164 Avenue, Edmonton

MLS® #E4440330

\$499,900

4 Bedroom, 3.50 Bathroom, 1,557 sqft

Single Family on 0.00 Acres

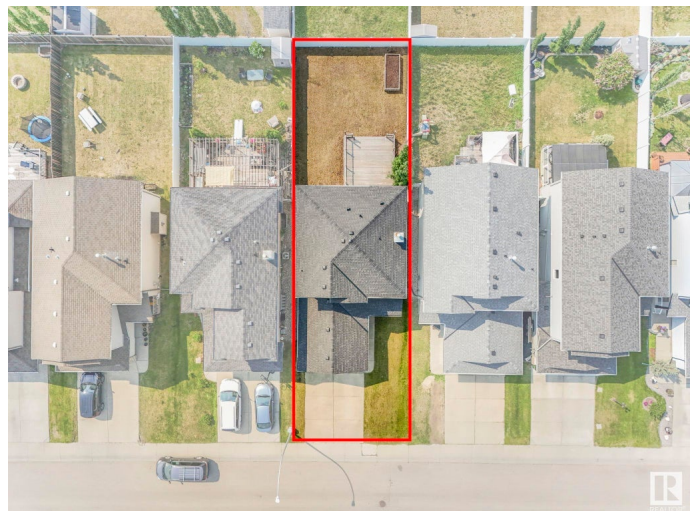
Brintnell, Edmonton, AB

Move-in ready 4 bed, 3.5 bath home on a spacious lot in family-friendly Brintnell! Bright and inviting with warm earth tones and natural light throughout. The main floor features a cozy living area, dining space, 2-pc bath, laundry, and a functional kitchen with white cabinets, SS appliances, tile backsplash & corner pantry. Upstairs has 3 bedrooms, a 4-pc bath, the primary suite with walk-in closet & ensuite. The fully finished basement includes a 4th bedroom, full bath, and a rec room with gas fireplace. Enjoy the large backyard with vinyl fencing, a huge deck with 2 gas linesâ€”perfect for entertaining. Recent updates: new carpet, vinyl & laminate flooring, fresh paint, new roof, and newer hot water tank. Extras included: Hunter Douglas blinds, central vacuum system & pre-wired Ethernet. Close to schools, parks & all types of amenities with easy access to Anthony Henday, LRT & Manning Drive.

Built in 2006

Essential Information

MLS® #	E4440330
Price	\$499,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	1,557
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	4613 164 Avenue
Area	Edmonton
Subdivision	Brintnell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0A5

Amenities

Amenities	Deck, No Smoking Home, See Remarks
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

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

Additional Information

Date Listed June 4th, 2025
Days on Market 12
Zoning Zone 03

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 June 16th, 2025 at 11:18am MDT