

## \$679,000 - 7415 169 Avenue, Edmonton

MLS® #E4424835

**\$679,000**

4 Bedroom, 2.50 Bathroom, 2,632 sqft

Single Family on 0.00 Acres

Schonsee, Edmonton, AB

Welcome to this gorgeous home in Schonsee. As you enter, you are greeted by a spacious foyer with a 20-foot ceiling, floor-to-ceiling windows, and a stunning curved staircase leading to the upper loft which is overlooking the main floor. The tiled fireplace with a large recessed niche adds to the elegance. The kitchen boasts ample cabinetry, granite countertops, a walk-in pantry, and an eating bar. The breakfast nook, surrounded by windows, overlooks the beautifully landscaped backyard. The family room features another gas fireplace. The main floor also includes a den, half bath, and a laundry room with a sink. Upstairs, the primary suite offers a sitting area, a walk-in closet, and a 5-piece Ensuite with a jacuzzi tub, plus 3 more spacious bedrooms. The basement has 9-foot ceilings and is framed, ready for your personal touch. Backyard has a deck, shed, and lovely landscaping. Recent upgrades-new hot water tank, remodelled washer, new dryer, custom blinds, central vac, new dishwasher. A Must See!

Built in 2006

### Essential Information

MLS® # E4424835

Price \$679,000



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,632
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	7415 169 Avenue
Area	Edmonton
Subdivision	Schonsee
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0A3

### Amenities

Amenities	Ceiling 9 ft., Deck, Hot Water Natural Gas, No Smoking Home, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Stove-Induction, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, No Back Lane, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 9th, 2025
Days on Market	55
Zoning	Zone 28

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 May 3rd, 2025 at 8:17pm MDT