

\$450,000 - 133 Brintnell Boulevard, Edmonton

MLS® #E4463014

\$450,000

3 Bedroom, 2.50 Bathroom, 1,454 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

CORNER LOT | MASSIVE GARAGE | MODERN UPGRADES Welcome to this well-maintained 3 bed, 2.5 bath family home on a rare oversized corner lot in Brintnell! This bright 2-storey boasts a spacious open layout with hardwood floors, a cozy front living room, and a large eat-in kitchen with breakfast nook. Upstairs features 3 comfortable bedrooms including a primary suite with 4-piece ensuite and walk-in closet. The 28x26 detached garage is a dream for car lovers, hobbyists, or anyone needing extra space. Recent upgrades include: new shingles (2023) with 50-year warranty, AC, tankless water heater, high-efficiency furnace (2021), water softener & plumbing upgrades (2022), insulation (2024), and a new deck (2020). The unfinished basement is bathed in natural light and offers secondary suite potential. Fully landscaped and fenced, steps to the park, transit, schools, and Manning Town Centre with quick access to Anthony Henday. (Photos that have been digitally staged or modified.)

Built in 2006

Essential Information

MLS® # E4463014

Price \$450,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,454
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	133 Brintnell Boulevard
Area	Edmonton
Subdivision	Brintnell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3L9

Amenities

Amenities	On Street Parking, Air Conditioner, Deck, Detectors Smoke, Front Porch, Hot Water Instant, Hot Water Natural Gas, Hot Water Tankless, No Animal Home, No Smoking Home, R.V. Storage, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Detached, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Water Softener, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
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Exterior Features	Corner Lot, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 21st, 2025
Days on Market	1
Zoning	Zone 03

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