

\$648,800 - 5506 168a Avenue, Edmonton

MLS® #E4448188

\$648,800

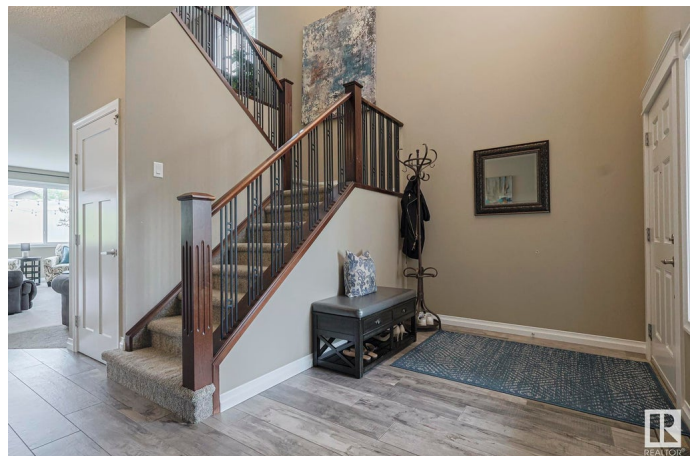
3 Bedroom, 2.50 Bathroom, 2,232 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

This TURN KEY HOME home has been METICULOUSLY MAINTAINED and UPGRADES include, HIGH END SS APPLIANCES, R80 insulation, NEW HIGH END FLOORING throughout, TANKLESS HOT WATER SYSTEM, WATER SOFTENER, GARAGE HEATER and EPOXY GARAGE FLOOR. As you enter this home you are greeted with a LARGE ENTRYWAY, leading you to a AMPLE FORMAL DINING ROOM, this could be your MAIN FLOOR FLEX room (if needed). A MASSIVE FAMILY ROOM is complete with GAS FIREPLACE open to your EXPANSIVE PROFESSIONAL KITCHEN with ISLAND, BAR FRIDGE and EAT IN AREA. Step out to your SUBSTANTIAL DECK, with DINING AREA, LOUNGE AREA, and GAS BBQ. This LANDSCAPED PIE SHAPED YARD offers you room for a TRAMPOLINE, FIRE PIT, GRASSY AREA all BORDERED with MATURE TREES. Upstairs you will find ENORMOUS PRIMARY bedroom with 5 piece ensuite and W/I CLOSET as well as 2 SPACIOUS BEDROOMS, 3 piece BATHROOM & BONUS ROOM! The LOWER LEVEL has been PARTIALLY FINISHED. Located MINUTES from HENDAY, SHOPPING, SCHOOLS, PUBLIC TRANSIT, PARKS & TRAILS!

Built in 2009



Essential Information

MLS® #	E4448188
Price	\$648,800
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,232
Acres	0.00
Year Built	2009
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	5506 168a Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0K4

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Deck, Fire Pit, Gazebo, Hot Water Instant, Insulation-Upgraded, No Animal Home, No Smoking Home, Natural Gas BBQ Hookup
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Garburator, Hood Fan, Oven-Built-In, Refrigerator, Storage Shed, Stove-Countertop Gas, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel

Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Flat Site, Landscaped, No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Belvedere/Christ the King
Middle	Steele Hts/Christ the King
High	ME Lazerte/Arch O'Leary

Additional Information

Date Listed	July 17th, 2025
Days on Market	2
Zoning	Zone 03

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Listing information last updated on July 19th, 2025 at 2:47pm MDT