# \$669,000 - 5911 168 Avenue, Edmonton

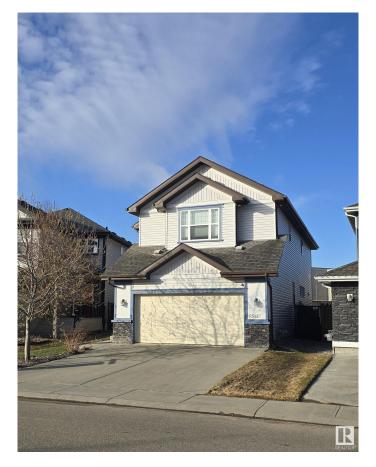
MLS® #E4432082

#### \$669,000

5 Bedroom, 3.50 Bathroom, 2,592 sqft Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

Unbeatable Value, Style & Space in this 2592 sq.ft 2-Storey home which offers 4+1 bed, 3.5 bath, OFFICE, BONUS RM, DBL Attached Garage (Epoxy flooring), CENTRAL A/C, FF Bsmt located in the McConachie Community. Be amazed by the bright, open-concept layout w/ 9-ft ceilings, Hardwood floors & large windows in the living room w/Gas fireplace next to the kitchen which features SS Appliances, Huge Island, ample cabinets & counter space for preparing meals. You'II appreciate the Office opposite the formal Dining which is ideal for working from home. A versatile bonus rm at the top of the stairs provides the perfect spot for relaxation next to the PRIMARY SUITE which is a true retreat with a Luxurious jetted tub, a separate stand-up shower & a Large walk-in closet. The basement is Fully finished with 1bed, 4pc bath, Rec rm, Den, Utility rm & tons of storage. The landscaped backyard provides a private oasis, ideal for summer BBQs, Gardening & Steps from all amenities. Don't miss this exceptional opportunity!





Built in 2011

#### **Essential Information**

| MLS® # | E4432082  |
|--------|-----------|
| Price  | \$669,000 |

| Bedrooms       | 5                      |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,592                  |
| Acres          | 0.00                   |
| Year Built     | 2011                   |
| Туре           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

## **Community Information**

| Address     | 5911 168 Avenue |
|-------------|-----------------|
| Area        | Edmonton        |
| Subdivision | McConachie Area |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0P4         |

## Amenities

| Amenities    | Air Conditioner, Carbon Monoxide Detectors, Deck, Detectors Smoke, |  |
|--------------|--|--|
|              | Hot Water Natural Gas, No Smoking Home                             |  |
| <b>B</b> 1.1 |  |  |

Parking Double Garage Attached

## Interior

| Interior Features | ensuite bathroom   |
|-------------------|--|
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, |
|                   | Washer, Water Distiller, Window Coverings  |
| Heating           | Forced Air-2, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Mantel, Tile Surround  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

## Exterior

| Exterior          | Wood, Vinyl  |
|-------------------|--|
| Exterior Features | Fenced, Landscaped, No Ba<br>Area, Playground Nearby, Pu<br>Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

#### **School Information**

ElementaryChrist the King ElementaryMiddleChrist the King Junior

### **Additional Information**

| Date Listed    | April 22nd, 2025 |
|----------------|------------------|
| Days on Market | 7                |
| Zoning         | Zone 03          |



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Listing information last updated on April 29th, 2025 at 6:17pm MDT