

# **\$473,999 - 4611 160 Avenue, Edmonton**

MLS® #E4444029

**\$473,999**

3 Bedroom, 2.50 Bathroom, 1,597 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

Welcome to this beautifully maintained 2-storey home in the family-friendly community of Brintnell! Step inside from the charming front porch into a spacious and bright foyer that flows into the living room-perfect for relaxing & entertaining. Kitchen features SS appliances, abundant cabinetry, and a raised eating bar ideal for quick meals. There's also a generous dining area. A 2-piece bathroom completes the main floor. Upstairs, you'll find 3 sizable bedrooms, including a spacious primary suite with a walk-in closet and private ensuite. The partially finished basement offers great potential for future development. Step outside to enjoy the landscaped backyard from the back deck, or unwind on the cozy front porch. The home also includes a double detached garage. Located just steps from a park and close to schools, shopping, transit, and quick access to Anthony Henday Drive and Manning Drive. this home truly has it all. Move-in ready and waiting for you!donâ€™t miss your chance to make this stunning home yours

Built in 2009

## **Essential Information**

MLS® # E4444029

Price \$473,999



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,597                  |
| Acres          | 0.00                   |
| Year Built     | 2009                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 4611 160 Avenue |
| Area        | Edmonton        |
| Subdivision | Brintnell       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0G9         |

### Amenities

|           |  |
|-----------|--|
| Amenities | Carbon Monoxide Detectors, Front Porch, No Smoking Home, See Remarks |
| Parking   | Double Garage Detached   |

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Fenced, Playground Nearby, Public Transportation, Schools, Shopping |

|              |                     |
|--------------|---------------------|
|              | Nearby, See Remarks |
| Roof         | Asphalt Shingles    |
| Construction | Wood, Vinyl         |
| Foundation   | Concrete Perimeter  |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 24th, 2025 |
| Days on Market | 35              |
| Zoning         | Zone 03         |

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Listing information last updated on July 29th, 2025 at 12:18am MDT