

## \$549,900 - 4708 164 Avenue, Edmonton

MLS® #E4434539

**\$549,900**

4 Bedroom, 3.00 Bathroom, 1,646 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

This beautifully maintained, updated home will have you feeling at home as you step through the elegant double front doors & into a space that radiates warmth, function & style. On the main floor the heart of the home is the sunlit kitchen, with pristine quartz countertops, high-quality backsplash, & an expansive island for a perfect cooking area. The oak cabinetry & walk-in pantry offer charm and practicality & an abundance of windows floods the living room & dining area with natural light.

Downstairs, the fully finished basement is designed for both relaxation & entertainment. Double French doors open into a spacious family/rec room, complete with a wet bar. Another bedroom & full bathroom finishes this level. Wiring for multiple TVs ensures the space is ready for your ultimate media setup. The newer hot water tank (2021) & central AC offer comfort throughout the seasons. Outside discover an expansive, two-tier deck & fenced yard ideal for family gatherings. Original owner, impeccably maintained!

Built in 2006

### Essential Information

MLS® # E4434539

Price \$549,900

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,646
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	4708 164 Avenue
Area	Edmonton
Subdivision	Brintnell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0A5

### **Amenities**

Amenities	Air Conditioner, Deck, Front Porch, Hot Tub, No Smoking Home, Vaulted Ceiling
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Public Transportation
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 5th, 2025
Days on Market	42
Zoning	Zone 03

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 June 16th, 2025 at 8:47am MDT