

# **\$539,900 - 5732 168 Avenue, Edmonton**

MLS® #E4432306

**\$539,900**

3 Bedroom, 2.50 Bathroom, 1,678 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

This nearly 1700 sq ft open concept home has a gorgeous kitchen w/rich dark cabinets, granite counter tops, S/S appliances & corner pantry. A breakfast nook w/access to the backyard via a sliding door is just off the kitchen. A large living room w/corner gas fireplace & formal dining room/flex space tie into the open concept of this home & make the perfect space for entertaining. 1/2 bath finishes off the main floor. Walking up the stairs to the 2nd level features laundry room, spacious primary bedroom w/huge walk-in closet. The 5 pc ensuite has double sinks, a large garden soaker tub & stand up shower. 2 more large bedrooms & a 4 pc bath finish off the 2nd level. The backyard is a perfect size w/an oversized deck, gas line to BBQ & gorgeous landscaping. Don't forget about large double ATTACHED garage! With easy access to schools, shopping, transit & Henday this home is in the perfect location! This home also comes w/ central A/C & shed! 2024 taxes \$4,542.58. Lot size 446.44 sq m.

Built in 2009

## **Essential Information**

MLS® # E4432306

Price \$539,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,678
Acres	0.00
Year Built	2009
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5732 168 Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0K5

### Amenities

Amenities	Air Conditioner, Deck, Vinyl Windows
Parking	Double Garage Attached, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public

	Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 23rd, 2025
Days on Market	7
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 April 30th, 2025 at 12:17pm MDT