

## \$594,900 - 1627 161 Street, Edmonton

MLS® #E4446304

**\$594,900**

3 Bedroom, 2.50 Bathroom, 1,945 sqft

Single Family on 0.00 Acres

Glenridding Heights, Edmonton, AB

Beautiful 1945 sq ft 2-storey 3 bedrom & 2.5 bathroom in Glenridding Heights with SEPARATE ENTRANCE and AIR CONDITIONER, Located on a quiet street just steps from a playground. Features include 9 ft ceilings, quartz countertops, upgraded flooring, and large windows that fill the home with natural light. Spacious main floor with open-concept living. Upstairs offers 3 large bedrooms, including a primary suite with walk-in closet and ensuite. A prime location near parks, ponds, Currents of Windermere shopping, and easy access to Anthony Henday. Walking Distance to Future Glenridding Height Elementary/Junior/High Schools! Move-in ready!

Built in 2017

### Essential Information

MLS® #	E4446304
Price	\$594,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,945
Acres	0.00
Year Built	2017



Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1627 161 Street
Area	Edmonton
Subdivision	Glenridding Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3P4

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Detectors Smoke
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 7th, 2025
Days on Market	9
Zoning	Zone 56

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