

\$425,000 - 6314 167a Avenue, Edmonton

MLS® #E4428438

\$425,000

3 Bedroom, 2.50 Bathroom, 1,485 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

Welcome to this charming home with nearly 1500 sq ft, nestled at the end of a cul-de-sac in the desirable McChonacie community. Beautifully maintained home exudes warmth & charm that presents like a showhome.

Open-concept main floor features stunning hardwood floors that flow seamlessly throughout the living areas. The chef-inspired white kitchen is a highlight, with an island, quartz countertops & plenty of cabinetry. The adjoining DR is perfect for entertaining, comfortably fitting a LG table. The cozy LR is ideal for relaxing & overlooks the expansive, landscaped & fully fenced pie-shaped lot.

Upstairs, you'll find a generously sized primary suite complete with a 4-piece ensuite & W/I closet. 2 additional well-sized BDRMS, a full main BTHRM, and a convenient laundry closet complete this level. The unspoiled basement, with rough-ins for a BTHRM, offers endless potential to create your dream space. Completing this home is an attached single-car garage and a spacious driveway for extra parking.

Built in 2016

Essential Information

MLS® # E4428438

Price \$425,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,485
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	6314 167a Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3P7

Amenities

Amenities	Deck, Front Porch, No Animal Home, No Smoking Home
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave 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	Cul-De-Sac, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed April 1st, 2025
Days on Market 3
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 4th, 2025 at 8:32am MDT