

Courtesy Of Brent Anderson Of Century 21 Masters

\$489,900 - 3412 169 Street, Edmonton

MLS® #E4421080

\$489,900

3 Bedroom, 2.50 Bathroom, 1,559 sqft
Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Photos are of former Show Home of this Model, interior selections differ. Glenridding Ravine, the perfect place to call home for those seeking a comfortable + modern living space. You will be greeted by a welcoming foyer in this beautiful home that consists of an open concept kitchen, dining + living area. With a mud room to the double attached garage entrance with a den to privately located. The kitchen has ample cupboard and counter space with plenty of room for meal prep + entertaining. Upstairs is the spacious primary bedroom with a walk-in closet + a luxurious 4 piece ensuite. Two additional bedrooms, full bathroom + convenient upper floor laundry complete the 2nd floor. This home has separate entrance for potential for a basement suite.



Built in 2024

Essential Information

MLS® #	E4421080
Price	\$489,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,559
Acres	0.00

Year Built	2024
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	3412 169 Street
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5M4

Amenities

Amenities	Detectors Smoke, No Animal Home, No Smoking Home, HRV System
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Golf Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	George H. Luck School
Middle	Riverbend School
High	Strathcona School

Additional Information

Date Listed February 11th, 2025
Days on Market 31
Zoning Zone 56



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