

Courtesy Of Carole Dacko Of Blackmore Real Estate

## \$569,900 - 7407 170 Avenue, Edmonton

MLS® #E4430440

**\$569,900**

4 Bedroom, 3.50 Bathroom, 2,002 sqft

Single Family on 0.00 Acres

Schonsee, Edmonton, AB

Welcome to this updated 2-storey in Schonsee offering almost 2,000 sqft of well-designed living space. Featuring 3+1 bedrooms and 3.5 baths, this home sits on a huge PIE-SHAPED lot with a south-facing backyard, perfect for hosting or soaking up the sun. The open-concept layout includes hardwood floors, quartz counters, stainless steel appliances, a corner pantry, and a laundry room with direct access to a heated garage with built-in drain and sleek epoxy flooring. Upstairs offers a large bonus room and a bright primary suite with walk-in closet, soaker tub, and separate shower and 2 additional bedrooms and bathroom. The fully finished basement adds even more value with a gas fireplace, family area, wet bar, full bath, and a 4th bedroom. Recent upgrades include exposed aggregate driveway and steps, newer front door, fresh paint, central A/C, and a SPRINKLER SYSTEM. Located close to schools, shopping, parks, and walking trails, this home blends lifestyle and location. A true gem in an established community!

Built in 2006

### Essential Information

MLS® # E4430440

Price \$569,900



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,002
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	7407 170 Avenue
Area	Edmonton
Subdivision	Schonsee
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0B6

### Amenities

Amenities	Air Conditioner, Bar, Deck, Gazebo, Hot Water Natural Gas, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Sprinkler Sys-Underground, Vinyl Windows, Natural Gas BBQ Hookup
Parking Spaces	4
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, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 11th, 2025
Days on Market	9
Zoning	Zone 28

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Listing information last updated on April 20th, 2025 at 2:17am MDT