

\$454,900 - 6525 167b Avenue, Edmonton

MLS® #E4441439

\$454,900

3 Bedroom, 2.50 Bathroom, 1,506 sqft

Single Family on 0.00 Acres

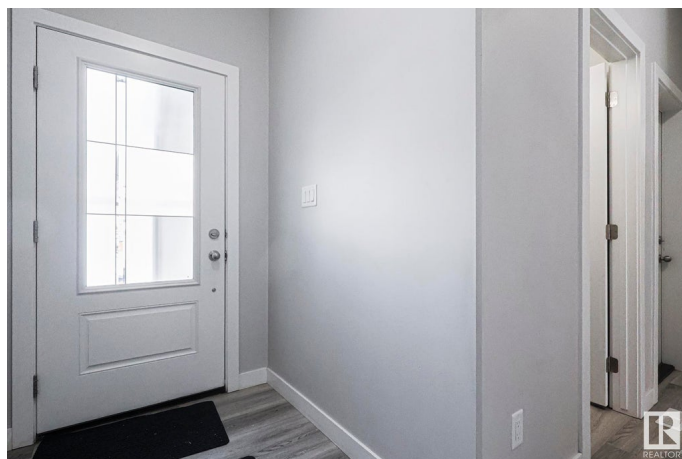
McConachie Area, Edmonton, AB

This beautiful duplex is located in the family-oriented community of MCCONACHIE. This home boast plenty of NATURAL LIGHT. When entering this home, you come to a large living room with a FIREPLACE, a dining area and a kitchen with STAINLESS STEEL APPLIANCE and WALKTHROUGH PANTRY. The upper level features a master bedroom with WALK-IN CLOSET and ENSUITE BATHROOM. There are 2 additional large bedrooms and a full bathroom. Enjoy the convenience of UPPER-LEVEL LAUNDRY and an ATTACHED single garage. Enjoy the summer in your private fenced backyard featuring a deck. The basement has plenty of potential awaiting your personal development. This home is close to all amenities including public transportation, shopping, restaurants, schools, parks, etc.

Built in 2020

Essential Information

MLS® #	E4441439
Price	\$454,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,506



Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	6525 167b Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3X8

Amenities

Amenities	Deck, See Remarks
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 10th, 2025
-------------	-----------------

Days on Market 24
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 July 4th, 2025 at 9:17pm MDT