

## \$699,000 - 1427 161 Street, Edmonton

MLS® #E4464340

**\$699,000**

3 Bedroom, 3.00 Bathroom, 2,366 sqft

Single Family on 0.00 Acres

Glenridding Heights, Edmonton, AB

Welcome to Glenridding Heights! This beautifully maintained 2,360 sq ft two-storey home offers exceptional comfort and modern living. The main floor features impressive 9-foot ceilings, a spacious living room, and an extensive contemporary kitchen with a large island and generous dining space—perfect for entertaining and family gatherings. Upstairs, you™ll be greeted by a bright west-facing bonus room, flooded with afternoon sunlight. The second floor also includes three well-proportioned bedrooms. The master suite boasts a double-sink vanity, custom cabinetry, and a separate shower and bathtub for added luxury. Upgrades include hardwood flooring and stainless steel appliances. Located in a sought-after area close to parks and schools, with quick access to Anthony Henday Drive, this home is truly move-in ready. Don™t miss out—your search ends here!

Built in 2018

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4464340  |
| Price      | \$699,000 |
| Bedrooms   | 3         |
| Bathrooms  | 3.00      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Square Footage | 2,366                  |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 1427 161 Street     |
| Area        | Edmonton            |
| Subdivision | Glenridding Heights |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 3P4             |

### Amenities

|                |                                          |
|----------------|------------------------------------------|
| Amenities      | Closet Organizers, Deck, No Smoking Home |
| Parking Spaces | 4                                        |
| Parking        | Double Garage Attached                   |

### Interior

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

### Exterior

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

### Additional Information

Date Listed            October 31st, 2025

Days on Market      3

Zoning                Zone 56

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Listing information last updated on November 3rd, 2025 at 1:32pm MST