

## **\$565,000 - 4213 156a Avenue, Edmonton**

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MLS® #E4434110

**\$565,000**

4 Bedroom, 3.50 Bathroom, 2,206 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

**RENOVATED 4-BEDROOM HOME IN DESIRABLE BRINTNELL** Beautifully updated 3+1 bedroom, 3.5 bath, 2,206 sqft two-storey in one of Brintnell's most sought-after locations steps to the pond, with a south backyard, in a cul-de-sac. Step inside to hardwood floors, new paint, and a functional layout. The spacious living room features a gas fireplace and flows into the renovated kitchen with stainless steel appliances, tile backsplash, corner pantry, and dining area overlooking the backyard. A front den makes an ideal office, while a 2-piece guest bath, laundry, and mudroom complete the main floor. Upstairs, the primary suite features a walk-in closet and 4-piece ensuite, alongside two additional bedrooms, a full bath, and a massive bonus room perfect for family movie nights or play space. The finished basement offers a large family room, fourth bedroom, another full bath, plus storage and cold room. Outside, entertain under the gazebo in the fully fenced, landscaped yard. Double attached garage. Welcome home!



Built in 2006

### **Essential Information**

MLS® #                      E4434110

Price                        \$565,000

Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,206
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	4213 156a Avenue
Area	Edmonton
Subdivision	Brintnell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0C9

### Amenities

Amenities	Off Street Parking, Deck, Gazebo
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
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Exterior Features	Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 2nd, 2025
Days on Market	14
Zoning	Zone 03

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