

## \$544,900 - 4708 164 Avenue, Edmonton

MLS® #E4445171

**\$544,900**

4 Bedroom, 3.00 Bathroom, 1,646 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

Bi-level with Fully Finished Basement!  
Beautiful property, fantastic layout impeccably maintained, original owner home offering style, comfort, & functionality. The main floor features a bright, updated kitchen with quartz countertops, quality tile backsplash, oak cabinetry, walk-in pantry, & a spacious island—perfect for cooking & entertaining. An abundance of windows fills the open-concept living & dining areas with natural light. On the main floor and upper level you will find 3 rarely sized spacious bedrooms. The finished basement is ideal for relaxing or entertaining, with a large family/rec room, french doors, a wet bar, an additional bedroom, full bathroom, & wiring for multiple TVs—ready for your media setup. Enjoy year-round comfort with central A/C and a newer hot water tank (2021). Outside, a two-tiered deck overlooks the fenced backyard—perfect for family gatherings or quiet evenings in a hot tub. Impeccably cared for, this property is a move-in ready! Priced to sell!

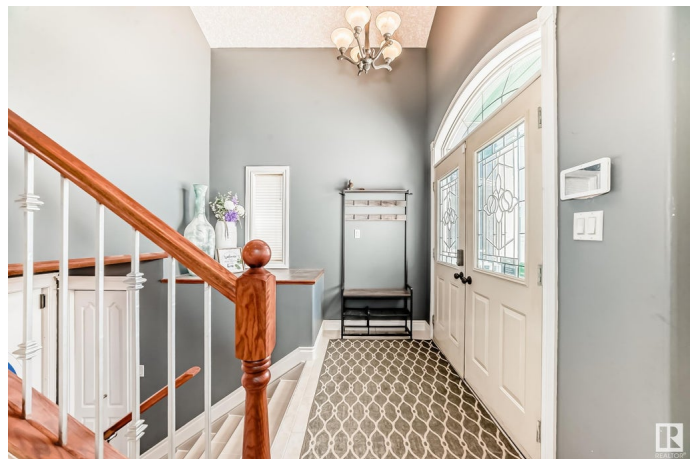
Built in 2006

### Essential Information

MLS® # E4445171

Price \$544,900

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,646                  |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 4708 164 Avenue |
| Area        | Edmonton        |
| Subdivision | Brintnell       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0A5         |

### Amenities

|           |                                                                               |
|-----------|-------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Deck, Front Porch, Hot Tub, No Smoking Home, Vaulted Ceiling |
| Parking   | Double Garage Attached                                                        |

### Interior

|                   |                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                         |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Hot Tub |
| Heating           | Forced Air-1, Natural Gas                                                                                                |
| Fireplace         | Yes                                                                                                                      |
| Fireplaces        | Mantel                                                                                                                   |
| Stories           | 3                                                                                                                        |
| Has Basement      | Yes                                                                                                                      |
| Basement          | Full, Finished                                                                                                           |

### Exterior

|                   |                                           |
|-------------------|-------------------------------------------|
| Exterior          | Wood, Vinyl                               |
| Exterior Features | Fenced, Landscaped, Public Transportation |
| Roof              | Asphalt Shingles                          |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 1st, 2025 |
| Days on Market | 34             |
| Zoning         | Zone 03        |

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Listing information last updated on August 4th, 2025 at 1:02pm MDT