

## \$450,000 - 6741 162a Avenue, Edmonton

MLS® #E4458450

**\$450,000**

4 Bedroom, 2.00 Bathroom, 1,420 sqft

Single Family on 0.00 Acres

Ozerna, Edmonton, AB

This charming bungalow offers 3+1 bedrooms, 2 full bathrooms, and a bright open layout perfect for family living. This home offers a bright and inviting living room, a functional kitchen with plenty of storage, and three well-sized bedrooms on the main level. The partially finished basement adds an additional bedroom and flexible space, ready for your personal touch. Enjoy a private, fenced backyard perfect for outdoor living along with a double garage for parking and storage. Ideally located close to schools, parks, shopping, and major routes, this move-in-ready home blends comfort, value, and future potential! Please note\* property is sold as is where is at time of possession. No warranties or representations. Purchaser to confirm all details, including sizes, building style, any use type, parking, fees, utilities, taxes or any information pertaining to this property to their Satisfaction.

Built in 1996

### Essential Information

MLS® #	E4458450
Price	\$450,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2



Square Footage	1,420
Acres	0.00
Year Built	1996
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	6741 162a Avenue
Area	Edmonton
Subdivision	Ozerna
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3C6

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	September 18th, 2025
Days on Market	1

## Zoning

## Zone 28

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 September 18th, 2025 at 9:31pm MDT