# \$609,000 - 4224 157 Avenue, Edmonton

MLS® #E4445456

### \$609,000

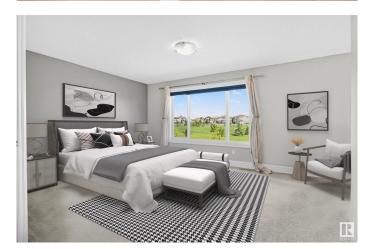
4 Bedroom, 3.50 Bathroom, 2,242 sqft Single Family on 0.00 Acres

Brintnell, Edmonton, AB

Discover the ultimate private backyard oasis in Brintnell, this home sits on a pie lot 528m2 in size. Backing the park featuring a huge landscaped yard with a deck, pergola, fire pit and grassy area for the kids to play. Over 3000 sq ft of finished space includes fresh paint, a brand-new roof (2024) & new hot water tank (2024). The bright main floor features a gas fireplace, built-in speakers, spacious dining area & chef's kitchen with gas stove & walk-through pantry. A home office, powder room, mudroom & laundry area complete the main floor. Upstairs offers a vaulted ceiling bonus room (with nifty book-case "secret" entrance) luxurious primary suite with soaker tub & walk-in closet, two more bedrooms, and 4pc bathroom. The finished basement includes a rec room, wet bar, bedroom & full 4pc bath. Heated oversized double garage & quiet cul-de-sac location. For families, enjoy the convenience of school bus pickup right outside your back gate. A beautiful home in a perfect location! Some photos virtual staged







Built in 2007

# **Essential Information**

MLS® # E4445456 Price \$609,000 Bedrooms 4

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 2,242

Acres 0.00

Year Built 2007

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey

Status Active

# **Community Information**

Address 4224 157 Avenue

Area Edmonton
Subdivision Brintnell
City Edmonton

County ALBERTA

Province AB

Postal Code T5Y 0C9

## **Amenities**

Amenities Deck, Fire Pit, Secured Parking

Parking Spaces 4

Parking Double Garage Attached, Heated, Insulated

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan,

Refrigerator, Storage Shed, Stove-Gas, Washer

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Mantel

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Backs Onto Park/Trees, Cul-De-Sac, Golf Nearby, Picnic Area,

Playground Nearby, Public Swimming Pool, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

# **Additional Information**

Date Listed July 3rd, 2025

Days on Market 4

Zoning Zone 03

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Listing information last updated on July 7th, 2025 at 4:18am MDT