

\$450,000 - 6125 176 Avenue, Edmonton

MLS® #E4435375

\$450,000

3 Bedroom, 2.50 Bathroom, 1,635 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

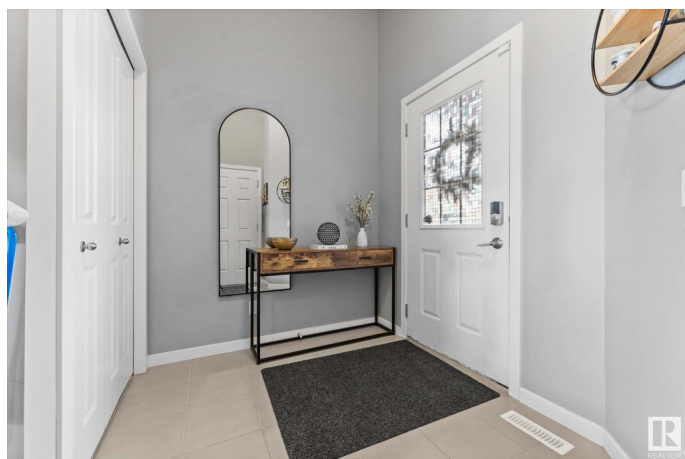
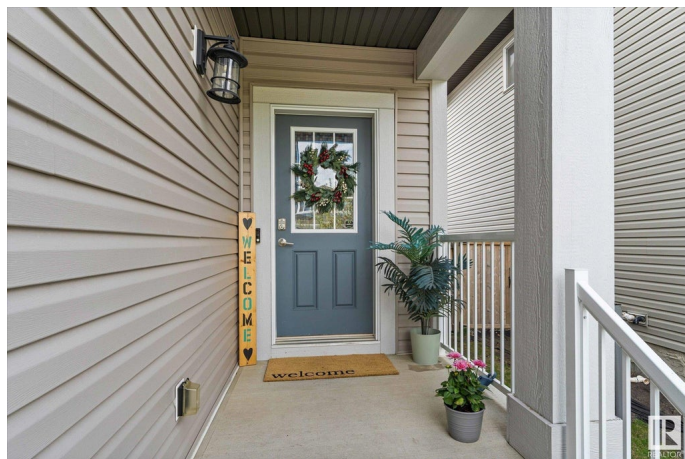
Beautifully designed over 1,600 sq ft duplex (with AC) nestled in thriving neighborhood close to all the newest developments, top-rated schools, scenic parks, walking trails, & convenient shopping. Step inside to open-concept main floor with high ceilings & south-facing backyard that floods the space with natural light. Modern kitchen features stainless steel appliances, granite countertops, & plenty of cabinet space—perfect for cooking and entertaining. Upstairs, you'll find versatile bonus room, ideal for home office or cozy lounge, along with spacious primary bedroom complete with 3-pc ensuite & walk-in closet. Two additional bedrooms & 4-pc main bath provide room for family, guests, or hobbies. Outside, enjoy fully fenced & landscaped yard featuring deck, stone patio, & storage shed—ready for summer gatherings or peaceful evenings. Single attached garage adds everyday convenience. Unfinished basement offers high ceilings & well-laid-out floor plan with incredible potential to expand your living space!

Built in 2015

Essential Information

MLS® # E4435375

Price \$450,000



| | |
|----------------|---------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,635 |
| Acres | 0.00 |
| Year Built | 2015 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 6125 176 Avenue |
| Area | Edmonton |
| Subdivision | McConachie Area |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 3P1 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, No Smoking Home, Vinyl Windows |
| Parking | Single Garage Attached |

Interior

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

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby |

| | |
|--------------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 8th, 2025 |
| Days on Market | 1 |
| Zoning | Zone 03 |

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Listing information last updated on May 9th, 2025 at 4:48pm MDT