

# \$579,900 - 3812 163 Avenue, Edmonton

MLS® #E4445678

**\$579,900**

4 Bedroom, 3.00 Bathroom, 1,485 sqft

Single Family on 0.00 Acres

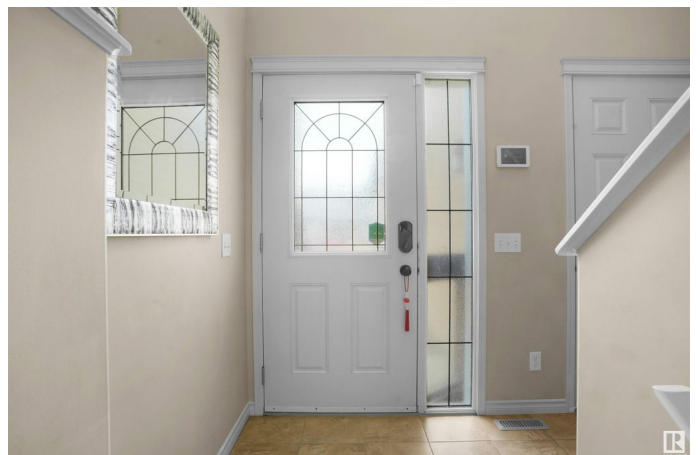
Brintnell, Edmonton, AB

Welcome to this stunning, move-in ready former showhome! The Daytona Sentra IV features vaulted ceilings, walnut hardwood, and a well-appointed kitchen with ginger maple cabinets, fully upgraded Quartz countertops, and corner pantry. Enjoy flexible dining with a breakfast nook and formal dining room. The main floor offers a bedroom and full bath. Upstairs, unwind in your private primary retreat with a large walk-in closet and beautiful ensuite featuring Quartz countertops, a jetted tub, and double sinks. The fully finished basement boasts a family room with a fireplace, two additional bedrooms, and a 3-piece bath. Exterior includes Eldorado stone accents, an 18x12 patio with a pergola, full landscaping, and a finished 24x24 garage. Enjoy central A/C, built-in speakers, and a security system. Superbly located near amenities, this home has everything you need!

Built in 2007

## Essential Information

MLS® #	E4445678
Price	\$579,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,485



Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	3812 163 Avenue
Area	Edmonton
Subdivision	Brintnell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0G6

### **Amenities**

Amenities	Off Street Parking, Air Conditioner, Ceiling 9 ft., Gazebo, No Smoking Home, Patio, Vaulted Ceiling
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Heatilator/Fan, Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 3rd, 2025

Days on Market                3

Zoning                            Zone 03

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 July 6th, 2025 at 1:47am MDT