

Courtesy Of Brad S Pipella Of Century 21 Masters

## **\$559,900 - 6433 177a Avenue, Edmonton**

MLS® #E4449722

**\$559,900**

3 Bedroom, 2.50 Bathroom, 1,830 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

You Can Have it ALL!! DOUBLE ATTACHED GARAGE & FRONT VERANDA! Immaculately Maintained this Home Offers 1830 sf, 3 Bedrooms, 2.5 Baths & Lg Bonus Room. Bright & Inviting the Main Flr features 9' Ceilings, Vinyl Plank Flooring & Beautiful Central Kitchen Perfect for Entertaining w/ Huge Island Overlooking the Yard, Crisp White Cabinetry, Quartz Counters & Herringbone Backsplash. Upstairs Enjoy Your Central BONUS ROOM and Retire in Your KING SIZED Primary Bedroom w/ 4pc Ensuite & Walk-In closet w/ Built-Ins. Two more Good Sized Bedrooms, 4pc Main Bath & Large Laundry ROOM Complete this Level. The Basement is Unfinished & Awaits Your Final Touch. The ATTACHED Garage is Insulated & Drywalled & has Loads of Parking on the Extended Driveway, Fits 5 Cars or Your RV, BOAT, TRAILER! Other Upgrades Incl. A/C, TANKLESS HOT WATER & SOFTENER, HIGH END BLINDS, SMART HOME TECH FOR LIGHTS, HVAC & GARAGE DOOR. Quiet Corner Lot w/ Quick Access to Schools, All Amenities, Henday & Manning Dr. 10/10 Welcome Home!

Built in 2020

### **Essential Information**

MLS® #

E4449722



|                |                        |
|----------------|------------------------|
| Price          | \$559,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,830                  |
| Acres          | 0.00                   |
| Year Built     | 2020                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 6433 177a Avenue |
| Area        | Edmonton         |
| Subdivision | McConachie Area  |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5Y 3X4          |

### Amenities

|                |                                                                                                                                                                                                                                               |
|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 9 ft., Closet Organizers, Exterior Walls- 2"x6", Front Porch, Hot Water Natural Gas, Hot Water Tankless, No Smoking Home, Parking-Extra, R.V. Storage, Vinyl Windows, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 7                                                                                                                                                                                                                                             |
| Parking        | Double Garage Attached, Insulated, Parking Pad Cement/Paved, Rear Drive Access, RV Parking                                                                                                                                                    |
| Is Waterfront  | Yes                                                                                                                                                                                                                                           |

### Interior

|                   |                                                                                                                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                           |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Water Softener, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                  |
| Stories           | 2                                                                                                                                                                                                          |

|              |                  |
|--------------|------------------|
| Has Basement | Yes              |
| Basement     | Full, Unfinished |

**Exterior**

|                   |                                                                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                                                    |
| Exterior Features | Back Lane, Corner Lot, Fenced, Flat Site, Golf Nearby, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Stream/Pond |
| Roof              | Asphalt Shingles                                                                                                                                               |
| Construction      | Wood, Vinyl                                                                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                                                             |

**School Information**

|            |                    |
|------------|--------------------|
| Elementary | Belvedere K-6      |
| Middle     | Steele Heights 7-9 |
| High       | M.E. Lazerte 10-12 |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 28              |
| Zoning         | Zone 03         |

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Listing information last updated on August 22nd, 2025 at 4:32am MDT