# \$775,000 - 715 166 Avenue, Edmonton

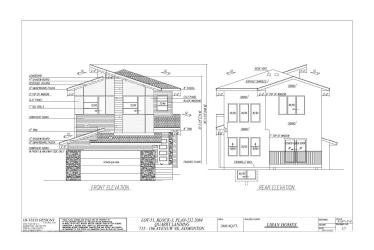
MLS® #E4440221

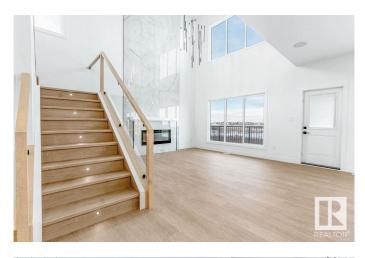
#### \$775,000

4 Bedroom, 4.00 Bathroom, 2,406 sqft Single Family on 0.00 Acres

Horse Hill Neighbourhood 1A, Edmonton, AB

Welcome to this luxurious custom-built home in the desirable neighbourhood of Quarry Landing, offering over 2,400 sq. ft. of living space. With 5 bedrooms and 4 full bathrooms, this home is thoughtfully crafted for both comfort and style. Step into the grand living room with soaring open-to-above ceilings and an abundance of natural light. The open-concept kitchen features quartz countertops, sleek modern cabinetry, stainless steel appliances, and a walk-through spice kitchen. The main floor also includes a versatile den or fifth bedroom and a full bathroom. Upstairs, you'll find a spacious bonus room and four generously sized bedrooms. The primary suite boasts a stunning 5-piece ensuite and a large walk-in closet. Two of the additional bedrooms are connected by a Jack & Jill bathroom, and all feature walk-in closets. A fourth full bathroom and conveniently located laundry complete the upper level. This home also offers a separate side entrance, providing excellent potential for a future basement suite.







Built in 2025

#### **Essential Information**

| MLS® # | E4440221  |
|--------|-----------|
| Price  | \$775,000 |

| Bedrooms       | 4                      |
|----------------|------------------------|
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,406                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Туре           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

## **Community Information**

| Address     | 715 166 Avenue              |
|-------------|-----------------------------|
| Area        | Edmonton                    |
| Subdivision | Horse Hill Neighbourhood 1A |
| City        | Edmonton                    |
| County      | ALBERTA                     |
| Province    | AB                          |
| Postal Code | T5Y 2Z6                     |

## Amenities

| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Hot Water |
|-----------|--|
|           | Natural Gas, Vinyl Windows, HRV System, Natural Gas BBQ Hookup,      |
|           | Natural Gas Stove Hookup, 9 ft. Basement Ceiling                     |
| Parking   | Double Garage Attached, Over Sized                                   |

### Interior

| Interior Features | ensuite bathroom          |
|-------------------|---------------------------|
| Appliances        | Builder Appliance Credit  |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

## Exterior

| Exterior          | Wood, Stone, Vinyl, Hardie Board Siding  |
|-------------------|--|
| Exterior Features | Cul-De-Sac, Golf Nearby, Playground Nearby, Public Swimming Pool,<br>Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |

| Construction | Wood, Stone, Vinyl, Hardie Board Siding |
|--------------|---|
| Foundation   | Concrete Perimeter                      |

#### **Additional Information**

Date ListedJune 4th, 2025Days on Market59ZoningZone 51

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Listing information last updated on August 2nd, 2025 at 5:02am MDT