

## \$599,999 - 4224 157 Avenue, Edmonton

MLS® #E4445456

**\$599,999**

4 Bedroom, 3.50 Bathroom, 2,242 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

FULLY FINISHED, MOVE-IN READY, NOTHING LEFT TO DO BUT ENJOY. Private backyard oasis in Brintnell, this home sits on a large pie lot backing the park. Huge landscaped yard with a deck, pergola, fire pit, oversized shed and grassy area for the kids to play. Over 3000 sq ft of finished space includes fresh paint, roof (24') & new XL HWT (24'). 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 has a vaulted ceiling bonus room (w. book-case "secret" entrance) luxurious primary suite with soaker tub & walk-in closet, 2 more bedrooms, and 4pc bath. Finished basement includes a rec room, wet bar, bedroom & 4pc bath. Heated & drywalled 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 \$599,999



|                |                        |
|----------------|------------------------|
| 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 | 43             |
| Zoning         | Zone 03        |

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Listing information last updated on August 15th, 2025 at 4:32pm MDT