

## \$519,900 - N/A, Edmonton

MLS® #E4442710

**\$519,900**

4 Bedroom, 3.50 Bathroom, 1,764 sqft

Single Family on 0.00 Acres

Brintnell, Edmonton, AB

Welcome to this well-maintained 2-storey home in the family-friendly community of Brintnell. This property offers 4 bedrooms and 3.5 bathrooms, perfect for a growing family. The main floor features an open layout with a cozy living room, spacious kitchen with island, and a dining area that leads to a raised deck—great for entertaining. Upstairs you™ll find a spacious bonus room filled with natural light, plus 3 bedrooms including a primary with walk-in closet and ensuite. The fully finished walkout basement offers an additional bedroom, full bath, and bright living space with direct access to the backyard—ideal for guests or extended family. Shingles have been replaced recently for added peace of mind. Located on a quiet street and close to shopping, schools, parks, and major routes like Manning Drive and Anthony Henday. This move-in-ready home offers both comfort and convenience in a fantastic north Edmonton location.

Built in 2007

### Essential Information

MLS® #	E4442710
Price	\$519,900
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,764
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	N/A
Area	Edmonton
Subdivision	Brintnell
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0A4

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Walkout Basement
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, 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	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 17th, 2025
Days on Market	6
Zoning	Zone 03

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