

## \$367,500 - 6017 173 Street, Edmonton

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MLS® #E4445738

**\$367,500**

4 Bedroom, 2.50 Bathroom, 1,417 sqft

Single Family on 0.00 Acres

Gariepy, Edmonton, AB

NO CONDO FEE! Discover this charming and beautifully kept half duplex in the sought-after community of Gariepy! Boasting soaring vaulted ceilings, a cozy wood-burning fireplace, and a fully finished basement, this home offers both space and style. Enjoy the lush, meticulously landscaped garden which is a true outdoor retreat. Just 10 minutes to West Edmonton Mall and close to schools, parks, and all amenities. A rare find that combines comfort, character, and location. Truly a must-see. Photos donâ€™t do it justice!

Built in 1979

### Essential Information

MLS® #	E4445738
Price	\$367,500
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,417
Acres	0.00
Year Built	1979
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active





## Community Information

Address 6017 173 Street  
Area Edmonton  
Subdivision Gariepy  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6M 1E5

## Amenities

Amenities No Animal Home  
Parking Spaces 2  
Parking Parking Pad Cement/Paved,

## Interior

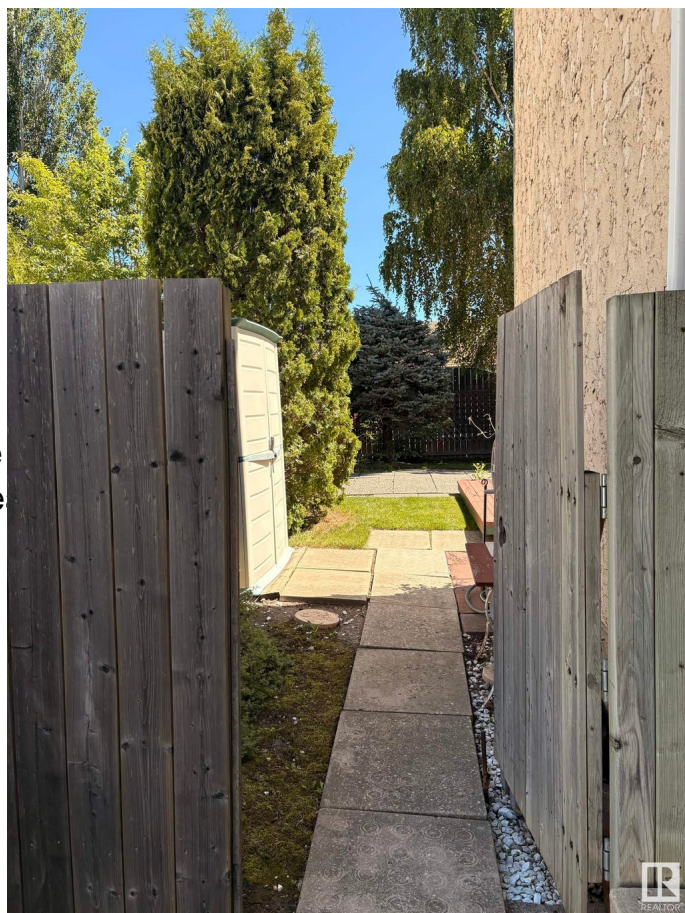
Appliances Dishwasher-Built-In, Dryer, Humidifier-Power(Furnace), M Shed, Stove-Electric, Vacuum  
Heating Forced Air-1, Natural Gas  
Fireplace Yes  
Fireplaces Mantel  
Stories 2  
Has Basement Yes  
Basement Full, Finished

## Exterior

Exterior Wood, Stucco  
Exterior Features Fenced, Low Maintenance Transportation, Shopping Ne  
Roof Asphalt Shingles  
Construction Wood, Stucco  
Foundation Concrete Perimeter

## Additional Information

Date Listed July 3rd, 2025  
Days on Market 1  
Zoning Zone 20



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