

\$452,990 - 1416 169 Street, Edmonton

MLS® #E4450888

\$452,990

3 Bedroom, 2.50 Bathroom, 1,426 sqft
Single Family on 0.00 Acres

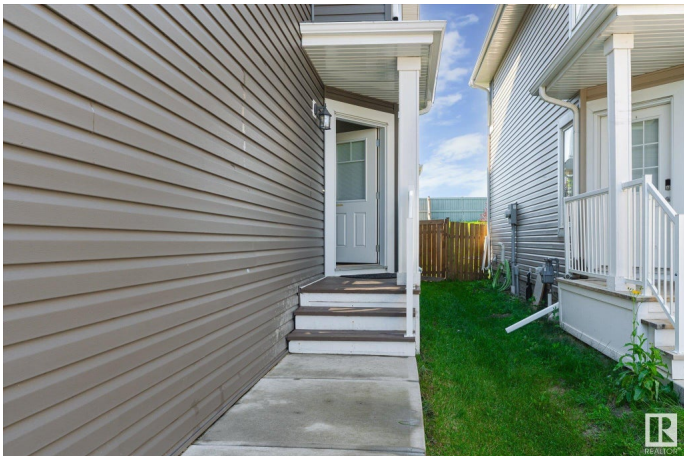
Glenridding Heights, Edmonton, AB

INVESTORS AND FIRST HOME OWNERS ALERT!! 3-bedroom/2.5-bathroom Half Duplex within the well-sought-after Glenridding Heights awaits you! Step into a bright and open-concept living space, filled with natural light designed with modern finishes and upgraded fixtures throughout. The stylish kitchen boasts upgraded stainless steel appliances, sleek cabinetry, and a spacious dining area – ideal for entertaining. A convenient half bath completes the main floor. The upper level offers a large primary bedroom with a 4-piece ensuite and a walk-in closet. Two additional bedrooms, another full bathroom, and the convenience of laundry on the upper level. Complete with an attached 2 car garage, landscaped yard, and close proximity to parks, schools, shopping and Anthony Henday. Prefect for first-time buyers or investors.

Built in 2018

Essential Information

MLS® #	E4450888
Price	\$452,990
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,426
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	1416 169 Street
Area	Edmonton
Subdivision	Glenridding Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3P7

Amenities

Amenities	Detectors Smoke, No Animal Home, No Smoking Home, Patio
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 1st, 2025
-------------	------------------

Days on Market 38

Zoning Zone 56

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 8th, 2025 at 7:47pm MDT