

\$399,000 - 6840 159a Avenue, Edmonton

MLS® #E4439618

\$399,000

3 Bedroom, 1.50 Bathroom, 1,292 sqft

Single Family on 0.00 Acres

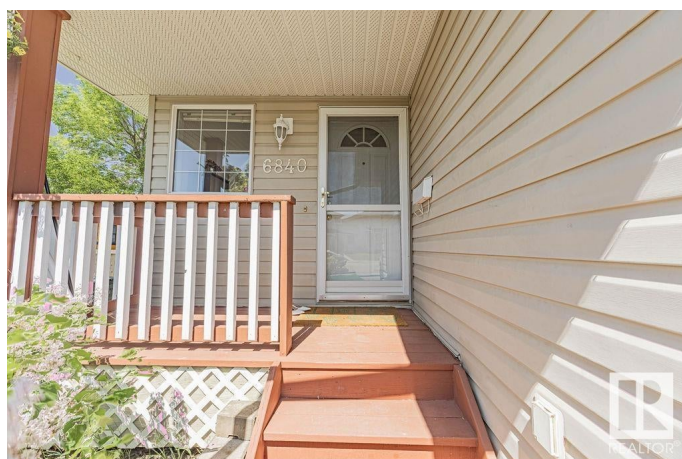
Ozerna, Edmonton, AB

Welcome to this charming corner half duplex located just by Ozerna Park in a quiet cul-de-sac. This well kept 2-storey home offers comfort, natural light, and so much privacy with mature trees and a fully fenced backyard featuring a lovely apple tree. The main floor includes a bright living room, spacious dining area, and a functional kitchen with updated appliances. Patio doors lead to a sunny east-facing deck, ideal for your morning coffee or relaxing summer evenings. Upstairs youâ€™ll find 3 spacious bedrooms, including a large primary with two closets and direct access to a 4-piece bath. The finished basement offers a generous rec room, laundry area, and plenty of storage. Additional features include a single attached garage, newer hot water tank, and great curb appeal. Lovingly maintained by long-term owners. Steps to schools, walking trails, public transit, and shopping. This is a fantastic place to call home!

Built in 2000

Essential Information

MLS® #	E4439618
Price	\$399,000
Bedrooms	3
Bathrooms	1.50



Full Baths	1
Half Baths	1
Square Footage	1,292
Acres	0.00
Year Built	2000
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	6840 159a Avenue
Area	Edmonton
Subdivision	Ozerna
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3N9

Amenities

Amenities	Off Street Parking, Deck, Natural Gas BBQ Hookup
Parking	Single Garage Attached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed May 30th, 2025

Days on Market 8

Zoning Zone 28

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 June 7th, 2025 at 7:47am MDT