

# \$739,900 - 6419 175 Avenue, Edmonton

MLS® #E4450854

**\$739,900**

3 Bedroom, 3.00 Bathroom, 2,432 sqft

Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

Backs onto Green Space! Over 2,400 Sq.Ft. of Beautifully Designed Living! Welcome to this stunning home in the family-friendly community of McConachie—conveniently located near schools, shopping, and transit. Enjoy peaceful views and added privacy with no rear neighbors. Step inside to discover a bright, open layout with soaring ceilings and a south-facing backyard that floods the space with natural light. The chef-inspired kitchen boasts full-height cabinetry, quartz countertops, stainless steel appliances, a stylish tile backsplash, an eat-up island, and a walk-through pantry directly off the garage for added convenience. The main floor also features a cozy gas fireplace and a spacious den—perfect for a home office or playroom. Upstairs, you—™ll find a generous bonus room, laundry area, and three spacious bedrooms. The luxurious primary suite offers feature ceilings and a spa-like ensuite complete with a soaker tub, dual sinks, a large walk-in shower.

Built in 2020

## Essential Information

MLS® # E4450854

Price \$739,900

Bedrooms 3



Bathrooms	3.00
Full Baths	3
Square Footage	2,432
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	6419 175 Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4A8

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., No Animal Home, No Smoking Home
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Oven-Built-In, Oven-Microwave, Washer, See Remarks, Stove-Countertop Inductn
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            August 1st, 2025  
Days on Market       1  
Zoning                 Zone 03

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