\$699,900 - 6303 175 Avenue, Edmonton

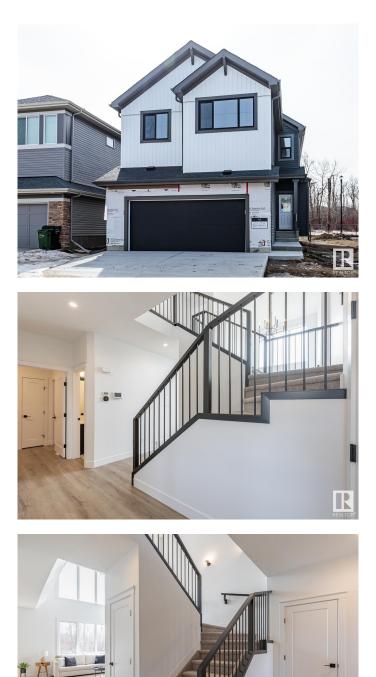
MLS® #E4428744

\$699,900

4 Bedroom, 3.00 Bathroom, 2,427 sqft Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

Quality Built Home by Award Winning Builder Montorio Homes offers 5 Bedrooms, 3 Baths, Spice Kitchen and South Backing onto a Natural Reserve/Tree Line. The Salerno Model is a Classic Beauty Mixed with Many Modern Details Featuring 18' Feet Open to Below in the Great Room c/w Electric F/P with Mantel w/Detail. The Floorplan is Ideal for Families Looking for Functional Living Spaces this home offers Bedroom/Full Bath on Main Floor, Mudroom and Walk-through Pantry. A Designer Kitchen Offering Plenty of Counterspace for Entertaining and Meal Preparation, an Abundance of Natural Light. Upgrades Include 9' Ceilings, Luxury Vinyl Plank, Soft Close Cabinets, Quartz Countertops w/ Undermount Sinks, Railing with Metal Spindles, Smart Home Security and SEPERATE ENTRANCE to Basement for Future Rental Income. Easy access to the Anthony Henday, close to all amenities, shopping and schools. McConachie Heights isn't just about convenience – it's also about enjoying what nature has to offer!



Built in 2024

Essential Information

MLS® #	E4428744
Price	\$699,900

Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,427
Acres	0.00
Year Built	2024
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	6303 175 Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4H2

Amenities

 Amenities
Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Vinyl Windows, See Remarks, Vacuum System-Roughed-In, HRV System
Parking
Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Garage Opener, Hood Fan
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Backs Onto Park/Trees, Flat Site, Level Land, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks	
Roof	Asphalt Shingles	
Construction	Wood, Stone, Vinyl	
Foundation	Concrete Perimeter	

Additional Information

Date Listed	April 3rd, 2025
Days on Market	19
Zoning	Zone 03

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Listing information last updated on April 22nd, 2025 at 2:17am MDT