# \$824,900 - 296 165 Avenue, Edmonton

MLS® #E4446622

### \$824,900

4 Bedroom, 3.00 Bathroom, 1,569 sqft Single Family on 0.00 Acres

Horse Hill Neighbourhood 1A, Edmonton, AB

Welcome to this brand new luxury bungalow in the prestigious community of Quarry Landing. Thoughtfully designed with high end finishes throughout, this home offers over 3,000 sqft of fully finished living space, including 4 spacious bedrooms and 3 full bathrooms. The main floor impresses with soaring 12' ceilings in the living room and a sleek electric fireplace that adds both warmth and style. The gourmet kitchen is a true showstopper, featuring beautiful cabinetry, quartz countertops, and a large central island. Adjacent to the kitchen, the dining area opens onto a maintenance free deck perfect for outdoor entertaining. The primary suite is a serene retreat, complete with a walk-in closet and a spa-inspired 5-piece ensuite that includes a steam shower and a deep soaker tub. The fully finished basement includes a wet bar, recreation area, two additional bedrooms, a 5-piece bathroom, and plenty of storage. This home offers the perfect blend of luxury and comfort.







Built in 2025

## **Essential Information**

MLS® # E4446622 Price \$824,900

Bedrooms 4
Bathrooms 3.00

Full Baths 3

Square Footage 1,569 Acres 0.00 Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 296 165 Avenue

Area Edmonton

Subdivision Horse Hill Neighbourhood 1A

City Edmonton
County ALBERTA

Province AB

Postal Code T5Y 4J3

## **Amenities**

Amenities Carbon Monoxide Detectors, Ceiling 10 ft., Deck, Detectors Smoke, No

Animal Home, No Smoking Home, Vinyl Windows, HRV System, 9 ft.

**Basement Ceiling** 

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Builder Appliance Credit
Heating Forced Air-1, Natural Gas

Fireplaces Tile Surround

Stories 2

Has Basement Yes

Basement Full, Finished

## **Exterior**

Exterior Wood, Stone, Stucco

Exterior Features Corner Lot, Golf Nearby, Playground Nearby, Public Swimming Pool,

Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stone, Stucco

Foundation Concrete Perimeter

## **Additional Information**

Date Listed July 9th, 2025

Days on Market 99

Zoning Zone 51

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