

# \$640,000 - 6127 175 Avenue, Edmonton

MLS® #E4450532

## \$640,000

3 Bedroom, 3.50 Bathroom, 2,231 sqft  
Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

BACKING TREES! Over 2,200 sq.ft. Jayman BUILT two-storey combines timeless design with impressive features. Step inside to 9 ft. ceilings and rich hardwood floors that flow through the main level. The spacious great room centers around a cozy gas fireplace, while the open dining area features a garden door leading to the deck and serene treed views. The chef's kitchen is a true showstopper, showcasing Black Pearl granite countertops, built-in stainless steel appliances with gas cooktop, raised eating bar, large island, and a walk-in pantry. Upstairs, the luxurious owner's suite boasts a private sitting area and a spa-inspired ensuite with dual vanities each with its own walk-in closet! Two additional bedrooms, a full bath, convenient laundry room, and a generous bonus family room complete the second floor. The fully finished basement offers a versatile recreation room with space for a gym, a full bath, and plenty of storage. Walk to the park and minutes to Anthony Henday and amenities!

Built in 2016

## Essential Information

MLS® #	E4450532
Price	\$640,000



Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,231
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	6127 175 Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3N7

### **Amenities**

Amenities	Air Conditioner, Deck
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

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

### **Additional Information**

Date Listed July 31st, 2025

Days on Market 28

Zoning Zone 03

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