

\$975,500 - 715 165 Avenue, Edmonton

MLS® #E4450953

\$975,500

5 Bedroom, 4.00 Bathroom, 3,091 sqft

Single Family on 0.00 Acres

Horse Hill Neighbourhood 1A, Edmonton, AB

Magnificent 3100 sqft house on 42 PL with 2 MASTER BEDROOMS, 2 OPEN TO BELOW living areas, where luxury and functionality meet! Prepare to be wowed by MODERN STYLE GOURMET KITCHEN, accompanied by a convenient SPICE KITCHEN with a gas line. The main floor's elegance is highlighted with tile flooring, versatile BEDROOM with 3pc bath-perfect for guests or multi-generational living. Upstairs continues to impress with huge bonus area that overlook the living spaces, making the home feel even more expansive. A primary suite featuring 5pc ensuite, walk-in closet & second master with 3pc ensuite adds significant value. Two more bedrooms with common bath & laundry area completes this level. With its exceptional curb appeal, STUCCO exterior & SEPARATE ENTRANCE to unfinished basement, the house is not only beautiful but also an affordable investment that can appreciate in value. With spacious TRIPLE GARAGE & A GIANT BACKYARD, this home provides everything you need to host gatherings & enjoy their hobbies. MUST SEE!!!

Built in 2025

Essential Information

MLS® # E4450953

Price \$975,500



Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	3,091
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	715 165 Avenue
Area	Edmonton
Subdivision	Horse Hill Neighbourhood 1A
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4J1

Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Extra, See Remarks, HRV System, 9 ft. Basement Ceiling
Parking	Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	See Remarks, Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Remote Control, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Golf Nearby, Playground Nearby, Public Transportation, River View,

	Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 1st, 2025
Days on Market	24
Zoning	Zone 51

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 August 25th, 2025 at 9:17pm MDT