

\$569,999 - 8069 166a Avenue, Edmonton

MLS® #E4438567

\$569,999

3 Bedroom, 3.50 Bathroom, 2,338 sqft
Single Family on 0.00 Acres

Maylieuan, Edmonton, AB

Welcome to this impeccably maintained one-owner home featuring more than 3300 sq ft of thoughtfully designed living space just mins from the Anthony Henday Drive, all major amenities & walking distance to schools/parks. Throughout the home you will find slate & carpet flooring, granite counter tops, & maple cabinets. On the Main floor you will find a 2pc bath, stainless steel appliances, laundry, natural gas fireplace with a west facing balcony. Upstairs, you will find the over sized Primary Brdm, w/ his & hers walk in closets featuring a 5-piece en-suite w/ his & hers sinks and heated flooring; 2 more generous sized bdrms with large closets (one walk-in), a den, & 3-piece bath w/ deep soaker tub. In the finished Basement, you will find an open concept with heated, dyed concrete flooring that walks-out to the lower patio and backyard (with underground irrigation), 3pc bath, utility rm and a cold/storage rm with plenty of shelving & storage under the stairs.

Built in 2004

Essential Information

MLS® #	E4438567
Price	\$569,999
Bedrooms	3
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	2,338
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	8069 166a Avenue
Area	Edmonton
Subdivision	Mayliewan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3W1

Amenities

Amenities	Air Conditioner, Detectors Smoke, Fire Pit, Intercom, Sprinkler Sys-Underground, Walkout Basement, Natural Gas BBQ Hookup
Parking	Double Garage Attached, Heated, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Oven Built-In-Two, Garage Heater
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
----------	--------------

Exterior Features	Cul-De-Sac, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 26th, 2025
Days on Market	22
Zoning	Zone 28

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 June 17th, 2025 at 9:17am MDT