

# \$504,888 - 3418 168 Street, Edmonton

MLS® #E4420346

## \$504,888

3 Bedroom, 2.50 Bathroom, 1,581 sqft  
Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Beautiful half-duplex in Saxony Glen, just a short walk to the playground and pond! Features an attached double garage and a separate side entrance. The open-concept main floor boasts a spacious foyer, stylish kitchen with 39" light wood-tone cabinets, quartz countertops, modern finishes, and a \$3,000 appliance allowance. Upstairs offers a convenient laundry area, flex space, 4-piece bath, and three bedrooms, including a primary suite with walk-in closet and a 5-piece ensuite with double sinks. Front and back landscaping plus basement rough-ins included for easy future development. Currently under construction, with a tentative completion in July. Photos are from a previous build; interior colors are representative.

Built in 2024

### Essential Information

MLS® #	E4420346
Price	\$504,888
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,581
Acres	0.00



Year Built	2024
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	3418 168 Street
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5M2

### Amenities

Amenities	Ceiling 9 ft., See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Stream/Pond, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	February 5th, 2025
Days on Market	94
Zoning	Zone 56

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Listing information last updated on May 10th, 2025 at 8:02am MDT