

\$400,000 - 6826 159a Avenue, Edmonton

MLS® #E4430739

\$400,000

3 Bedroom, 1.50 Bathroom, 1,250 sqft

Single Family on 0.00 Acres

Ozerna, Edmonton, AB

Welcome to your new home in the vibrant community of Ozerna! This beautiful 1250sq. ft. half duplex offers a perfect blend of comfort and functionality. This home features a spacious foyer leading to a convenient half bath, garage access, and an open-concept kitchen equipped with a central island, laminate countertops, white cabinetry, and LED lighting. The generous dining and living areas with natural light and laminate flooring. Step through the patio doors to a HUGE backyard complete with a tiered deck and storage shed—ideal for outdoor entertaining. Upstairs, the expansive primary suite boasts his-and-hers closets and a shared main bath with a separate pocket door. Two additional bedrooms, including one with a walk-in closet, provide ample space. The fully finished basement includes an open family room with durable linoleum. Additional amenities a single attached garage, ample parking space. Located close to schools, shopping centers, public transit, and the scenic Ozerna Park.

Built in 2001

Essential Information

MLS® # E4430739

Price \$400,000

Bedrooms 3



| | |
|----------------|---------------|
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,250 |
| Acres | 0.00 |
| Year Built | 2001 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 6826 159a Avenue |
| Area | Edmonton |
| Subdivision | Ozerna |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 3N9 |

Amenities

| | |
|-----------|--|
| Amenities | Deck, Detectors Smoke, Front Porch, No Animal Home, No Smoking Home, See Remarks |
| Parking | Single Garage Attached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Through Road, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed April 14th, 2025

Days on Market 17

Zoning Zone 28

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