

## \$575,000 - 4112 171 Avenue, Edmonton

MLS® #E4463048

**\$575,000**

4 Bedroom, 3.50 Bathroom, 1,609 sqft

Single Family on 0.00 Acres

Cy Becker, Edmonton, AB

Welcome to this beautifully maintained and fully finished home located in the highly sought-after community of Cy Becker. Perfectly situated close to schools, public transit, scenic parks, and tranquil lakes, this property offers the ideal blend of comfort, convenience, and community living. Step inside and be impressed by the spacious layout featuring 4 bedrooms and 4 bathrooms. The main level offers a welcoming living space with modern finishes, while the upper floor boasts a generous bonus room, perfect for family movie nights or a home office setup. You'll also find 3 well-sized bedrooms and 2 full bathrooms upstairs, including a serene primary suite. The professionally finished basement adds even more living space, complete with a large recreation room, an additional bedroom, and a 3-piece bathroom ideal for guests or extended family. Enjoy outdoor living in the professionally landscaped yard, perfect for summer gatherings or quiet evenings. Shows 10/10

Built in 2018

### Essential Information

MLS® # E4463048

Price \$575,000

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,609                  |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 4112 171 Avenue |
| Area        | Edmonton        |
| Subdivision | Cy Becker       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0Z3         |

### **Amenities**

|           |                              |
|-----------|------------------------------|
| Amenities | Air Conditioner, See Remarks |
| Parking   | Double Garage Attached       |

### **Interior**

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

### **Exterior**

|                   |                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                          |
| Exterior Features | Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See |

|              |                    |
|--------------|--------------------|
|              | Remarks            |
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 22nd, 2025 |
| Days on Market | 9                  |
| Zoning         | Zone 03            |

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Listing information last updated on October 30th, 2025 at 10:17pm MDT