

## \$709,900 - 7520 173 Avenue, Edmonton

MLS® #E4462816

**\$709,900**

4 Bedroom, 3.00 Bathroom, 2,637 sqft

Single Family on 0.00 Acres

Schonsee, Edmonton, AB

Functional and high-end design enthusiasts, the wait is over- the perfect home exists! No details were overlooked when planning this home! Stamped concrete walkways lead to luxurious double-front doors. Stunning entry features beautiful engineered hardwood floors. A flex space that can be used as an office, bedroom, or den; and a full bath are just off the mud/laundry room. A walkthrough pantry leading to the kitchen, with marble countertops and stunning backsplash and a gas stove await it's next aspiring chef! Family and friends can gather around the stone-faced fireplace accentuated by natural sunlight during the day, and privacy from the custom blinds in the evening. The primary suite upstairs is its own sanctuary- from bathroom, to the private balcony, to the walk-in closet. The 2nd and 3rd bdrms are quite spacious, with an ensuite in the 2nd. Home has many tech-features: smart dimmers and light motion sensors; pre-wired for in-wall speakers. The garage is O/S with epoxy floors and a in-floor drain.

Built in 2021

### Essential Information

MLS® # E4462816

Price \$709,900

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,637                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 7520 173 Avenue |
| Area        | Edmonton        |
| Subdivision | Schonsee        |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Z 0J6         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                       |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                              |
| Fireplace         | Yes                                                                                                                    |
| Fireplaces        | Wall Mount                                                                                                             |
| Stories           | 2                                                                                                                      |
| Has Basement      | Yes                                                                                                                    |
| Basement          | Full, Unfinished                                                                                                       |

### Exterior

|                   |                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                             |
| Exterior Features | Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View City, See Remarks |
| Roof              | Asphalt Shingles                                                                                                               |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 20th, 2025 |
| Days on Market | 10                 |
| Zoning         | Zone 28            |

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Listing information last updated on October 30th, 2025 at 2:02pm MDT