

## \$469,000 - 9606 161 Street, Edmonton

MLS® #E4447803

**\$469,000**

4 Bedroom, 2.00 Bathroom, 777 sqft

Single Family on 0.00 Acres

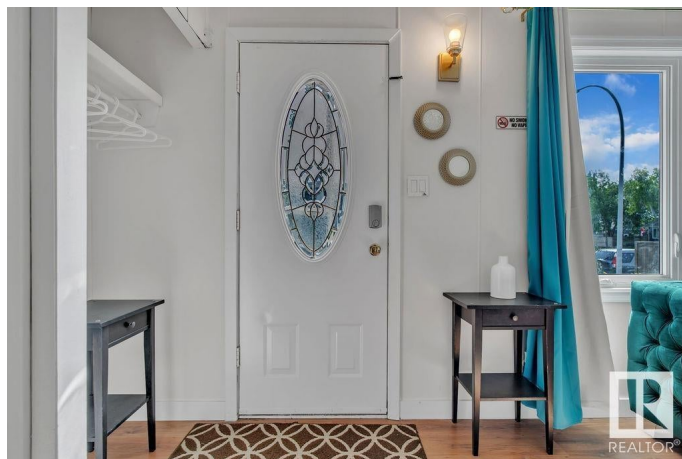
Glenwood (Edmonton), Edmonton, AB

Renovated and move-in ready! This charming 750 sq ft Glenwood home sits on a massive 50 x 148 ft lot and has been updated from top to bottom. Recent upgrades include new paint, a new roof (2021), and a fully renovated basement. Step into the bright living area, where feature walls add character and warmth, and large windows let in tons of natural light. The main floor offers 2 bedrooms, an updated 3-piece bathroom, and a functional kitchen with plenty of cabinetry and counter space. The basement has a SEPARATE ENTRANCE and Separate laundry, is fully finished with 2 additional bedrooms, a spacious family room, and a sleek 3-piece bathroom, making it perfect for guests, extended family. Outside, enjoy a huge backyard with raised garden beds and a double detached garage. Located in the family-friendly community of Glenwood, close to schools, parks, and shopping, this home is the perfect blend of comfort, style, and convenience.

Built in 1956

### Essential Information

MLS® #	E4447803
Price	\$469,000
Bedrooms	4
Bathrooms	2.00



Full Baths	2
Square Footage	777
Acres	0.00
Year Built	1956
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	9606 161 Street
Area	Edmonton
Subdivision	Glenwood (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5P 3H1

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Hood Fan, Stove-Gas, Dryer-Two, Refrigerators-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed July 14th, 2025

Days on Market 5

Zoning Zone 22

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Listing information last updated on July 19th, 2025 at 2:32am MDT