

## \$584,500 - 2345 158a Street, Edmonton

MLS® #E4442519

**\$584,500**

3 Bedroom, 2.50 Bathroom, 1,862 sqft

Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Welcome to this stunning 2023-built home in Glenridding Ravine! Offering 1,861 sqft of stylish living, this 3-bed + bonus room, 2.5-bath home features a bright open-concept main floor with 9' ceilings, mudroom, a spacious living & dining area, and a chef's kitchen with gas cooktop, built-in oven & microwave, double door refrigerator, quartz countertops, pantry and 2 pc bath. Upstairs, enjoy a luxurious primary suite with walk-in closet and dual-vanity ensuite, two more bedrooms, a full bath, laundry room, and a versatile bonus room. Thoughtful upgrades include floor-matching vents, elegant feature walls, permanent exterior lighting, and low-maintenance landscaping. Energy-efficient appliances and a double attached garage add everyday convenience. The full basement awaits your vision! Located near parks, trails, schools, shopping, and with quick access to Anthony Henday this home offers comfort, quality, and location!

Built in 2023

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4442519  |
| Price     | \$584,500 |
| Bedrooms  | 3         |
| Bathrooms | 2.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,862                  |
| Acres          | 0.00                   |
| Year Built     | 2023                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 2345 158a Street   |
| Area        | Edmonton           |
| Subdivision | Glenridding Ravine |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6W 5K4            |

### Amenities

|           |                            |
|-----------|----------------------------|
| Amenities | Vinyl Windows, See Remarks |
| Parking   | Double Garage Attached     |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks, Partially Fenced |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 14th, 2025

Days on Market                2

Zoning                            Zone 56

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Listing information last updated on June 16th, 2025 at 6:32pm MDT