

# **\$1,250,000 - 5169 Mullen Road, Edmonton**

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MLS® #E4463142

**\$1,250,000**

6 Bedroom, 5.00 Bathroom, 3,211 sqft

Single Family on 0.00 Acres

MacTaggart, Edmonton, AB

Experience the perfect blend of lifestyle & family living in this exceptional home. Ideal for a growing or large family, it offers convenient access to all amenities, including scenic ponds, parks, Whitemud Creek ravine, restaurants & within catchment of 5 schools. Approx 4700sf of total living space complete with 6 bedrooms +2 offices, 2 kitchens, 3 dining areas, 3 living areas, triple garage, oversized driveway & spacious backyard. A curved staircase leads you through an open layout accented by soaring two-storey windows & expansive living spaces. Sunny southwest dining room doubles as a formal greeting area. Great room offers plenty of natural light. Generous sized kitchen w/plenty of storage, 2nd prep/spice kitchen & dining nook. Convenient main floor bedroom & 2 offices for work/study/hobbies. Upper level features 4 bedrooms including a primary which will house a king sized set & complete w/5pc ensuite & walk-in closet. Lower level will accommodate any furniture arrangement & offers a 6th bedroom.

Built in 2018

## **Essential Information**

|        |             |
|--------|-------------|
| MLS® # | E4463142    |
| Price  | \$1,250,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 6                      |
| Bathrooms      | 5.00                   |
| Full Baths     | 5                      |
| Square Footage | 3,211                  |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 5169 Mullen Road |
| Area        | Edmonton         |
| Subdivision | MacTaggart       |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6R 0R2          |

### Amenities

|                |                                        |
|----------------|----------------------------------------|
| Amenities      | Ceiling 9 ft., Closet Organizers, Deck |
| Parking Spaces | 7                                      |
| Parking        | Triple Garage Attached                 |

### Interior

|                   |                                                                                                                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Countertop Electric, Stove-Gas, Washer, Window Coverings, See Remarks, Refrigerators-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                                          |
| Fireplaces        | See Remarks                                                                                                                                                                                        |
| Stories           | 3                                                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                                                |
| Basement          | Full, Finished                                                                                                                                                                                     |

### Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                               |
| Exterior Features | Fenced, Landscaped, No Back Lane, Public Transportation, Schools, |

Shopping Nearby, See Remarks

|              |                     |
|--------------|---------------------|
| Roof         | Asphalt Shingles    |
| Construction | Wood, Stone, Stucco |
| Foundation   | Concrete Perimeter  |

**School Information**

|            |                            |
|------------|----------------------------|
| Elementary | MonsWilliamIrwin/NellieCar |
| Middle     | ArchJ.MacNeil/NellieCarls  |
| High       | MotherMM/LillianOsborne    |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 21st, 2025 |
| Days on Market | 15                 |
| Zoning         | Zone 14            |

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Listing information last updated on November 5th, 2025 at 8:02am MST