

## \$679,000 - 731 166 Avenue, Edmonton

MLS® #E4464353

**\$679,000**

5 Bedroom, 2.50 Bathroom, 2,227 sqft

Single Family on 0.00 Acres

Horse Hill Neighbourhood 1A, Edmonton, AB

Welcome to Quarry Landing—nestled near the North Saskatchewan River and The Quarry Golf Course. This stylish, functional home features 5 bedrooms, including one on the main floor, a bright foyer and a mudroom from the garage, and an open-concept kitchen/great room with custom finishes, built-in dining bench, and abundant natural light. Also included are the central Air-Conditioning and garage heater. Upstairs offers 4 spacious bedrooms, a flex space, and a large bonus room. The primary suite includes a 5-piece ensuite with a tiled rain shower. The basement has 3 windows, ready for future development. Enjoy a fully landscaped, fenced yard with a new 16'—12' deck, plus an oversized garage with ample storage. Located minutes from shopping, rec centers, and Anthony Henday, this home blends quiet luxury with everyday convenience. Built just in 2024, this home still has warranty remaining with the Alberta New Home Warranty program. Get the all the benefits of a new home without the new price!

Built in 2024

### Essential Information

MLS® # E4464353

Price \$679,000

Bedrooms 5



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,227                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 731 166 Avenue              |
| Area        | Edmonton                    |
| Subdivision | Horse Hill Neighbourhood 1A |
| City        | Edmonton                    |
| County      | ALBERTA                     |
| Province    | AB                          |
| Postal Code | T5Y 4J1                     |

### Amenities

|           |                                                                                                                                                                        |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", No Smoking Home, Vinyl Windows, HRV System |
| Parking   | Double Garage Attached, Front Drive Access, Heated, Insulated, Over Sized, See Remarks                                                                                 |

### Interior

|                   |                                                                                                                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                    |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings, See Remarks, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                           |
| Stories           | 2                                                                                                                                                                                                                   |
| Has Basement      | Yes                                                                                                                                                                                                                 |
| Basement          | Full, Unfinished                                                                                                                                                                                                    |

### Exterior

|          |                                  |
|----------|----------------------------------|
| Exterior | Wood, Fiber Cement, Stone, Vinyl |
|----------|----------------------------------|

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Fenced, Golf Nearby, Landscaped, Level Land, No Back Lane, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                    |
| Construction      | Wood, Fiber Cement, Stone, Vinyl                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                  |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | November 1st, 2025 |
| Days on Market | 7                  |
| Zoning         | Zone 51            |

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Listing information last updated on November 8th, 2025 at 2:32pm MST