

\$435,000 - 6596 158 Avenue, Edmonton

MLS® #E4440545

\$435,000

2 Bedroom, 3.00 Bathroom, 1,218 sqft
Condo / Townhouse on 0.00 Acres

Matt Berry, Edmonton, AB

Welcome to this immaculate adult living walkout bungalow in a quiet North Edmonton community. Featuring an open-concept layout, this home offers vaulted ceilings, laminate floors, and central A/C. The main level includes a spacious living area, efficient kitchen with oak cabinets, stainless steel appliances, and a sunny eating nook leading to a south-facing deck with green space views. The large primary bedroom has a 3-piece ensuite and walk-in closet. A second bedroom or den, 4-piece bath, and laundry area complete the main floor. The fully finished walkout basement includes a rec room with a gas fireplace, large bedroom, 3-piece bath, workshop, mini-wet bar, and ample storage. Enjoy the convenience of a double attached garage with wheelchair lift. Located in the well-managed McLeod Ridge complex, this home has TONS of features for the mobility limited and is close to shopping, transit, and the Henday. Lawn care and snow removal are included. *some photos are virtually staged*

Built in 1992

Essential Information

MLS® #	E4440545
Price	\$435,000
Bedrooms	2



Bathrooms	3.00
Full Baths	3
Square Footage	1,218
Acres	0.00
Year Built	1992
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

Community Information

Address	6596 158 Avenue
Area	Edmonton
Subdivision	Matt Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2S7

Amenities

Amenities	Air Conditioner, Deck, Vaulted Ceiling, Vinyl Windows, Walkout Basement, Natural Gas BBQ Hookup
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Stove-Electric, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 5th, 2025
Days on Market	9
Zoning	Zone 03
Condo Fee	\$435

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