Courtesy Of Kevin A Rohoman Of Professional Realty Group

# $620,000 - 1104 161 Street, Edmonton

MLS® #E4459536

**$620,000**
5 Bedroom, 3.50 Bathroom, 1,742 sqft
Single Family on 0.00 Acres

Glenridding Heights, Edmonton, AB

Perfect for families or investors - enjoy the perks of cashflow or use as mortgage helper! This 2 story 1740 sq ft home the highly desirable GLENRIDDING HEIGHTS has a 2 BEDROOM LEGAL suite and a TRIPLE CAR GARAGE on a huge PIE LOT! Freshly painted and new lighting throughout, the living room & dining area will greet you as you enter. Leading to the kitchen with a nice view of the massive back yard. The back yard is actually 2 YARDS as the Upper Suite has a large fenced yard but the legal suite also gets its own fenced yard too! The 2nd floor has includes a nice bonus area to watch tv or use as an office, primary bedroom with walk in closet and 4pc ensuite! 2 other bedrooms complete the upper portion of the home! The suite has IN-FLOOR HEATING which helps ensure your tenant is always comfortable! Open concept living area with a nice sized primary bedroom, & kitchen with island. Space for more parking next to the garage! Close proximity to the Currents of Windermere, Anthony Henday, and plenty of Schools!

Built in 2014

## Essential Information

| | |
|---|---|
| MLS® # | E4459536 |
| Price | $620,000 |

| | |
|---|---|
| Bedrooms | 5 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,742 |
| Acres | 0.00 |
| Year Built | 2014 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

## Community Information

| | |
|---|---|
| Address | 1104 161 Street |
| Area | Edmonton |
| Subdivision | Glenridding Heights |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 2H6 |

## Amenities

| | |
|---|---|
| Amenities | See Remarks |
| Parking | Triple Garage Detached |

## Interior

| | |
|---|---|
| Interior Features | ensuite bathroom |
| Appliances | Garage Control, Garage Opener, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating | Forced Air-2, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

## Exterior

| | |
|---|---|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | See Remarks |

| | |
|---|---|
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

## School Information

| | |
|---|---|
| Elementary | Dr. Margaret-Ann Armour |
| Middle | Dr. Margaret-Ann Armour |
| High | Lillian Osborne School |

## Additional Information

| | |
|---|---|
| Date Listed | September 24th, 2025 |
| Days on Market | 18 |
| Zoning | Zone 56 |

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Listing information last updated on October 11th, 2025 at 9:32pm MDT