

\$399,999 - 13410 166 Avenue, Edmonton

MLS® #E4460622

\$399,999

2 Bedroom, 2.50 Bathroom, 1,519 sqft
Single Family on 0.00 Acres

Carlton, Edmonton, AB

13410 166 Ave, Edmonton – Immaculate, move-in ready. Sunlit, open-concept main floor with hardwood and large windows. The showpiece kitchen features a large island with seating, granite counters, full-height cabinetry, tile backsplash and stainless steel appliances, plus a walk-through pantry from the mudroom straight into the kitchen. The dining area opens to the deck and fenced yard – ideal for BBQs. Upstairs offers a rare layout: two primary bedrooms, each with its own ensuite and walk-in, plus upper-floor laundry. Stay comfortable year-round with air conditioning. Attached garage, smart storage, and a quiet NW location close to parks, schools, shopping and commuter routes. Stylish, functional and exceptionally well cared for – this is a home you™ll be proud to own.

Built in 2012

Essential Information

MLS® #	E4460622
Price	\$399,999
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,519
Acres	0.00



Year Built	2012
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	13410 166 Avenue
Area	Edmonton
Subdivision	Carlton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0G6

Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Detectors Smoke, Hot Water Tankless, No Animal Home, No Smoking Home, HRV System
Parking	Single Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl, Hardie Board Siding
Exterior Features	Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl, Hardie Board Siding
Foundation	Concrete Perimeter

Additional Information

Date Listed October 3rd, 2025

Days on Market 16

Zoning Zone 27

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 19th, 2025 at 1:17pm MDT