\$499,999 - 7777 174a Avenue, Edmonton

MLS® #E4439834

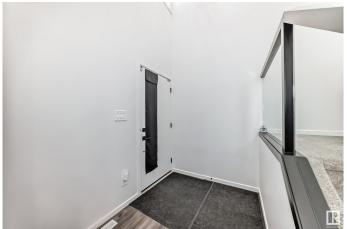
\$499.999

3 Bedroom, 2.50 Bathroom, 1,756 sqft Single Family on 0.00 Acres

Crystallina Nera West, Edmonton, AB

Spacious Half Duplex with Premium Upgrades & No Condo Fees! Everything your family needs is tucked into this expansive, well-designed half duplex â€" with no condo fees, a double attached garage, and a separate side entrance ideal for a future legal basement suite. Step into a bright and airy open-to-below foyer that sets the tone for the open-concept main floor. The upgraded kitchen features elegant quartz countertops and custom cabinetry, seamlessly flowing into a spacious pantry and mudroom that keep clutter out of sight. Upstairs, enjoy a large bonus room, perfect for cozy movie nights or a home office. The upper floor also includes three generously sized bedrooms, including a luxurious primary suite complete with a double vanity ensuite and a spa-inspired oversized shower. Built by Welcome Homes, a trusted, family-run builder serving Edmonton since 1977, this home combines thoughtful design with enduring quality. Whether you're upsizing, investing, or starting fresh, this home checks every box.







Built in 2023

Essential Information

MLS® # E4439834 Price \$499,999 Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,756

Acres 0.00

Year Built 2023

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

Community Information

Address 7777 174a Avenue

Area Edmonton

Subdivision Crystallina Nera West

City Edmonton
County ALBERTA

Province AB

Postal Code T5Z 0W5

Amenities

Amenities 9 ft. Basement Ceiling

Parking Double Garage Attached

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric,

Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Wood, Stone, Vinyl

Exterior Features Flat Site

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed June 1st, 2025

Days on Market 16

Zoning Zone 28

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Listing information last updated on June 17th, 2025 at 8:32am MDT