Courtesy Of Ricardo D Brito Of RE/MAX Elite

$479,888 - 1194 Mcconachie Boulevard, Edmonton

MLS® #E4452559

$479,888
4 Bedroom, 3.50 Bathroom, 1,636 sqft
Single Family on 0.00 Acres

McConachie Area, Edmonton, AB

Welcome to this beautiful 1636 sqft home located in the community of McConachie! As you enter youâ€™re welcomed by a gorgeous Open Concept Floor plan. The large FIREPLACE as you enter is the entertaining focal point of this home and partners perfectly with the LARGER KITCHEN & STAINLESS STEEL APPLIANCES. ADDITIONAL touches include LAMINATE flooring, NEW CARPET and a 2pc BATH finish the main floor. The 2nd floor features 3 spacious bedrooms, a 4pc BATH and a UNIQUE BONUS ROOM where you could entertain guests. The upstairs master bedroom boasts an additional 4pc ENSUITE bath and a bright WALK IN CLOSET. The basement has a 4th BEDROOM, an ENTERTAINMENT LIVING ROOM, the laundry room and an extra 4pc BATH. This home shows very well with FRONT & BACK LANDSCAPING. Bask in the sun in your SOUTHWEST FACING large DECK along with a PERGOLA overlooking your very own detached DOUBLE GARAGE! Enjoy the community trail paths and parks as there's always something to do! Driving distance to ANTHONY HENDAY and SCHOOLS!

Built in 2013

Essential Information

MLS® #	E4452559
Price	$479,888
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,636
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1194 Mcconachie Boulevard
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0V1

Amenities

Amenities	Deck
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Countertop Electric, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Park/Reserve, Playground Nearby, Public Transportation, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 11th, 2025
Days on Market	36
Zoning	Zone 03

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Listing information last updated on September 15th, 2025 at 10:17pm MDT