

\$749,980 - 6811 171 Avenue, Edmonton

MLS® #E4430330

\$749,980

4 Bedroom, 3.00 Bathroom, 2,532 sqft

Single Family on 0.00 Acres

Schonsee, Edmonton, AB

This is the perfect brand new custom built 2 story by Royal Luxury Homes located in a upscale new area of the Kin at Schonsee located close to all amenities. Fabulous floor plan loaded engineered hardwood, ceramic tile, quartz, and an abundance of windows. This home has a open concept in the family room and 9 ft main floor ceilings. This plan gives you a huge kitchen/nook area with bright cabinets, walkthrough Spice Kitchen overlooking the great room w/an attractive fireplace. The main floor den is convenient for family office use. Upstairs are 4 bedrooms plus a large bonus room!! The primary suite is beautifully planned w/a sumptuous 5 pce ensuite and double vanity. The garage is over sized. Great street appeal w/nice roof lines & stone trim. Great view! Excellent Value!! *** Photos used are from a previously built home , colors and finshings may vary ***

Built in 2025

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4430330 |
| Price | \$749,980 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,532 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 6811 171 Avenue |
| Area | Edmonton |
| Subdivision | Schonsee |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 0W3 |

Amenities

| | |
|-----------|------------------------|
| Amenities | See Remarks |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Garage Control, Garage Opener, Hood Fan |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View Lake, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 10th, 2025 |
| Days on Market | 43 |

Zoning

Zone 28

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Listing information last updated on May 23rd, 2025 at 4:17am MDT