

Courtesy Of Andy T Huynh Of Exp Realty

## \$639,888 - 2331 159 Street, Edmonton

MLS® #E4436448

**\$639,888**

3 Bedroom, 2.50 Bathroom, 2,051 sqft  
Single Family on 0.00 Acres

Glenridding Ravine, Edmonton, AB

Welcome to the Sicily by City Homes Master Builder – a beautifully crafted 2051 sq ft home that blends luxurious comfort with everyday functionality. This impressive 3 Bed + 2.5 bath home features a main floor den, ideal for your home office or creative studio, and a spacious walk-in pantry that keeps your kitchen organized and clutter-free. The open-concept main floor is perfect for entertaining, with seamless flow from the chef-inspired kitchen to the dining and living spaces. Upstairs, you'll find a central bonus room, offering the perfect retreat for movie nights, a kids'™ play zone, or a second living space. The primary suite is a serene escape with a large walk-in closet and a private ensuite. Two additional bedrooms and a full bath complete the upper level, making this home ideal for growing families. Located in the vibrant community of Glenridding, surrounded by parks, trails, and top amenities, this home delivers style, space, and substance. Photos taken from similar model. Verify with builder.

Built in 2025

### Essential Information

MLS® #	E4436448
Price	\$639,888



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,051
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2331 159 Street
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5K5

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Asphalt
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Asphalt
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 14th, 2025  
Days on Market      83  
Zoning                Zone 56

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 August 5th, 2025 at 4:03pm MDT