

\$475,000 - 8008 159 Avenue, Edmonton

MLS® #E4437194

\$475,000

4 Bedroom, 3.00 Bathroom, 1,356 sqft
Single Family on 0.00 Acres

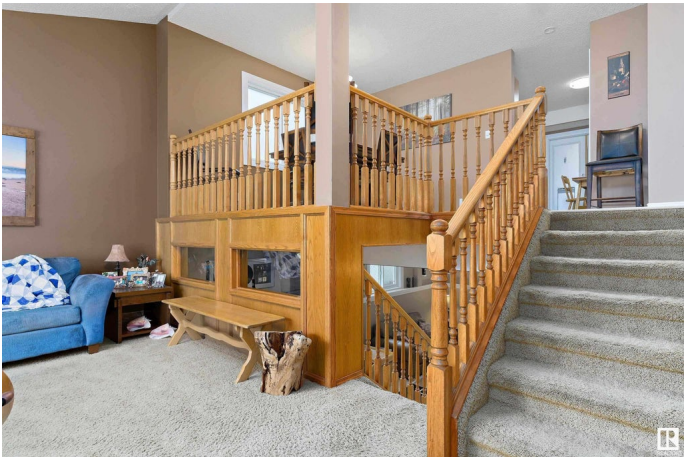
Mayliewan, Edmonton, AB

Welcome to your next home! This beautifully maintained 1,300 sq ft bi-level residence offers a perfect blend of comfort, functionality, and outdoor living. 4 generous bedrooms – ideal for families, guests, or home office setups. 3 full bathrooms – no more waiting in line for the shower! Open-concept living & dining area with abundant natural light. Well-equipped kitchen with ample storage and prep space. Lower level with bonus living space – great for entertaining or relaxing. Covered patio – perfect for year-round BBQs, gatherings, or peaceful evenings outside. Spacious backyard – room to play, garden, or unwind. Attached garage and driveway parking. Nestled in a quiet, family-friendly neighborhood with easy access to schools, parks, shopping, and major routes – this home offers both convenience and charm.

Built in 1985

Essential Information

MLS® #	E4437194
Price	\$475,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,356
Acres	0.00



Year Built	1985
Type	Single Family
Sub-Type	Residential Attached
Style	Bi-Level
Status	Active

Community Information

Address	8008 159 Avenue
Area	Edmonton
Subdivision	Mayliewan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 2T9

Amenities

Amenities	See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 17th, 2025
Days on Market	31
Zoning	Zone 28

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 June 17th, 2025 at 9:17am MDT