

## \$383,500 - 5126 46 Street, Barrhead

MLS® #E4442675

### \$383,500

3 Bedroom, 2.50 Bathroom, 1,606 sqft  
Single Family on 0.00 Acres

Barrhead, Barrhead, AB

Beautifully finished and well maintained 4 level split in Barrhead. This home features 3 bedrooms, 2.5 bathrooms a fully finished basement, attached single garage and detached shop along with a beautiful backyard that invites you to entertain and relax. This home is thoughtfully laid out with the upper floors featuring the master bedroom with ensuite, along with two additional nice sized bedrooms and a family bathroom. The main floor is bright and inviting with a cozy front room, large eat in kitchen with ample cabinet and counter space and a large laundry room. The basement provides a additional family room and half bath as well as lots and lots of storage. This is truly a family home!

Built in 1995

### Essential Information

MLS® #	E4442675
Price	\$383,500
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,606
Acres	0.00
Year Built	1995



Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### Community Information

Address	5126 46 Street
Area	Barrhead
Subdivision	Barrhead
City	Barrhead
County	ALBERTA
Province	AB
Postal Code	T7N 1H8

### Amenities

Amenities	Off Street Parking, Air Conditioner, Deck, Gazebo, No Animal Home, No Smoking Home, See Remarks
Parking	Shop, Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings, Garage Heater
Heating	Forced Air-2, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Level Land, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Barrhead Elementary
Middle	Barrhead Composite High

High                      Barrhead Composite High

**Additional Information**

Date Listed              June 16th, 2025

Days on Market        22

Zoning                    Zone 70

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 July 8th, 2025 at 4:32am MDT