

## \$2,295 - 6307 170 Avenue, Edmonton

MLS® #E4440289

**\$2,295**

3 Bedroom, 2.50 Bathroom, 1,751 sqft

Rental on 0.00 Acres

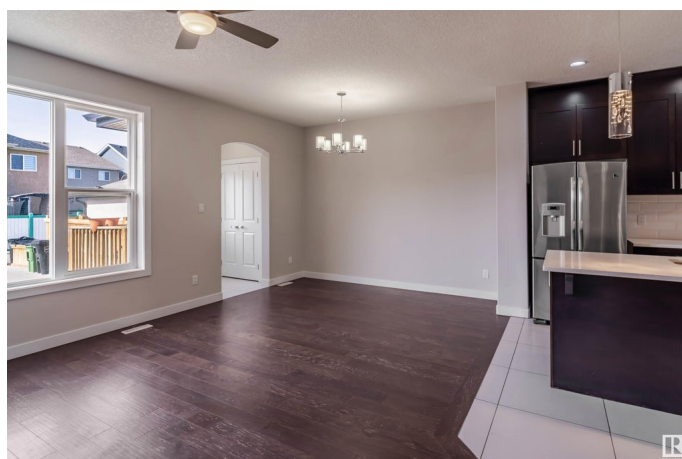
McConachie Area, Edmonton, AB

Welcome Home! This beautiful and spacious 3-bedroom, 2.5-bathroom family home is available for rent in the desirable McConachie community of Northeast Edmonton. Ideally located just steps from schools, parks, playgrounds, and shopping, this 1,751 sq ft home offers the perfect blend of comfort and convenience. The open-concept main floor features a generous kitchen and dining area, ideal for both daily living and entertaining. A convenient half bathroom completes the main level. Upstairs, you'll find three well-sized bedrooms and two full bathrooms, including a spacious primary suite with a walk-in closet and private ensuite. The unfinished basement provides ample room for storage or flexible use. Enjoy the backyard space and rear parking pad. No pets permitted. Tenants are responsible for all utilities.

Built in 2016

### Essential Information

MLS® #	E4440289
Price	\$2,295
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,751



Acres	0.00
Year Built	2016
Type	Rental
Style	2 Storey
Status	Active

### Community Information

Address	6307 170 Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3N3

### Amenities

Parking	Parking Pad Cement/Paved
---------	--------------------------

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Built-In, Refrigerator, Stove-Electric, Washer, Other
------------	--

### Additional Information

Date Listed	June 3rd, 2025
Days on Market	13
Zoning	Zone 03

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 16th, 2025 at 4:02am MDT