

## \$625,000 - 5727 172 Street, Edmonton

MLS® #E4451222

**\$625,000**

4 Bedroom, 2.50 Bathroom, 2,843 sqft

Single Family on 0.00 Acres

Gariepy, Edmonton, AB

Drenched in style and built for comfort, this sprawling 2,800 sq ft haven delivers four generous bedrooms and three full baths. Hardwood anchors two sunken great rooms on the main level: one crowned by a fireplace and dramatic vaulted ceiling, flowing to a covered deck and a landscaped pie-lot with an outdoor pool—your private summer resort. A chef-ready kitchen showcases stainless-steel appliances, gas stove and endless prep space, while hot-water heating keeps every corner dust-free and cozy. The main-floor primary retreat handles king-sized furniture, offers a separated 4-pc ensuite with a separate sink and vanity, and opens to the backyard through sliding doors. Upstairs, three oversized bedrooms share a 4-pc bath. Downstairs, a finished basement extends the fun with a vast family/games area, framed bedroom, bath rough-in and ample storage. An oversized heated garage—fully drywalled—shelters your toys. Moments to schools, parks, transit and major routes, this is the complete family playground.

Built in 1978

### Essential Information

MLS® # E4451222

Price \$625,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,843                  |
| Acres          | 0.00                   |
| Year Built     | 1978                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 5727 172 Street |
| Area        | Edmonton        |
| Subdivision | Gariepy         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 1A4         |

### Amenities

|           |                                                                    |
|-----------|--------------------------------------------------------------------|
| Amenities | Deck, Vaulted Ceiling                                              |
| Parking   | Double Garage Attached, Heated, Insulated, Over Sized, See Remarks |
| Has Pool  | Yes                                                                |

### Interior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                          |
| Appliances        | Dishwasher-Built-In, Dryer, Pool-Above Ground, Refrigerator, Storage Shed, Stove-Gas, Washer, See Remarks |
| Heating           | Hot Water, Natural Gas                                                                                    |
| Fireplace         | Yes                                                                                                       |
| Fireplaces        | Brick Facing                                                                                              |
| Stories           | 2                                                                                                         |
| Has Basement      | Yes                                                                                                       |
| Basement          | Full, Partially Finished                                                                                  |

### Exterior

|          |      |
|----------|------|
| Exterior | Wood |
|----------|------|

|                   |                                           |
|-------------------|-------------------------------------------|
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Treed Lot |
| Roof              | Asphalt Shingles                          |
| Construction      | Wood                                      |
| Foundation        | Concrete Perimeter                        |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 2                |
| Zoning         | Zone 20          |

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Listing information last updated on August 7th, 2025 at 3:02am MDT