

## \$459,000 - 5416 46 Street, Stony Plain

MLS® #E4439314

**\$459,000**

4 Bedroom, 3.00 Bathroom, 1,223 sqft

Single Family on 0.00 Acres

Woodlands\_STPL, Stony Plain, AB

Welcome to this inviting 4-bed, 3-bath home nestled in a quiet area of Woodlands, where small-town living meets everyday convenience. This spacious home offers comfort & function perfect for a growing family, minutes from schools, shopping, & parks. Inside, you'll find a freshly painted interior, Central Vac, a wood-burning fireplace in the cozy family room, a new HE furnace (2024), NEW Washer (2022), Dryer (2023), GAS stove (2018), Triple Pane Windows (2011), Updated flooring, no Maintenance decking, U/G sprinkler, Concrete pad (2012) & more! The practical layout has space for everyone, whether gathering together or finding a quiet corner to relax. Step outside to your park-like backyard with mature trees, a gazebo, and tons of space for play and entertaining. The 24' x 24' attached garage is heated w/10' ceilings, PLUS there is a 24' x 26' HEATED SHOP with 9' ceilings and a large SHED. With parking for 7 vehicles, this home provides incredible flexibility for hobbies, storage, and a busy family life.

Built in 1988

### Essential Information

MLS® # E4439314

Price \$459,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,223
Acres	0.00
Year Built	1988
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### Community Information

Address	5416 46 Street
Area	Stony Plain
Subdivision	Woodlands_STPL
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 1E5

### Amenities

Amenities	Deck, Detectors Smoke, Fire Pit, Gazebo, No Smoking Home, Sprinkler Sys-Underground, Vaulted Ceiling, Natural Gas BBQ Hookup
Parking Spaces	7
Parking	220 Volt Wiring, Double Garage Attached, Double Garage Detached, Heated, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Garburator, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Glass Door
Stories	3
Has Basement	Yes
Basement	Partial, Partially Finished

**Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Schools
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Forest Green
High	Memorial

**Additional Information**

Date Listed	May 29th, 2025
Days on Market	6
Zoning	Zone 91

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 4th, 2025 at 8:02pm MDT