# \$459,900 - 5118 22 Avenue, Edmonton

MLS® #E4441207

#### \$459,900

4 Bedroom, 3.00 Bathroom, 1,490 sqft Single Family on 0.00 Acres

Walker, Edmonton, AB

Discover this charming 2-storey attached townhouse in the desirable community of Walkerâ€"NO CONDO FEES! Offering 3 bedrooms upstairs plus an additional bedroom in the fully finished basement, there's room for the whole family. The kitchen features sleek quartz countertops, perfect for cooking and entertaining. Stay cool all summer with central air conditioning and enjoy the durability and style of vinyl plank flooring. The main floor includes a front office/flex room, ideal for working from home or extra living space. A spacious double detached garage adds convenience and storage. Prime location near parks, schools, and shopping!





Built in 2018

#### **Essential Information**

MLS® #	E4441207
Price	\$459,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,490
Acres	0.00
Year Built	2018
Туре	Single Family



Sub-Type	<b>Residential Attached</b>
Style	2 Storey
Status	Active

# **Community Information**

Address	5118 22 Avenue
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2H7

#### Amenities

Amenities	Air Conditioner, Deck
Parking	Double Garage Detached

## Interior

Interior Features	ensuite bathroom	
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,	
	Garage Opener, Microwave Hood Fan, Refrigerator, Washer, Window	
	Coverings, Stove-Induction	
Heating	Forced Air-1, Natural Gas	
Stories	3	
Has Basement	Yes	
Basement	Full, Finished	

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Fenced, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

## **School Information**

Elementary	Shauna May Seneca School
Middle	Shauna May Seneca School

## **Additional Information**

Date Listed	June 8th, 2025
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Days on Market 8

Zoning Zone 53

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Listing information last updated on June 16th, 2025 at 4:47am MDT