# \$449,900 - 5112 22 Avenue, Edmonton

MLS® #E4430170

### \$449,900

3 Bedroom, 2.50 Bathroom, 1,446 sqft Single Family on 0.00 Acres

Walker, Edmonton, AB

Welcome to this stunning end-unit home w/Central AC in the highly desirable Walker neighborhood of southeast Edmonton! Situated just minutes from public schools, parks, and a variety of shopping and dining options, this property offers both convenience and comfort. Built in 2018 by the renowned Pacesetter Homes, known for their exceptional craftsmanship, this home features a spacious main floor den and a formal dining area, perfect for hosting guests. The modern finishes throughout complement the functional design, with 3 spacious bedrooms and 2 full bathrooms upstairs, plus a convenient half bath on the main level. The partially finished basement is drywalled and ready for your personal touch. Additional highlights include double windows, a water softener, and a double detached garage. Outside, you'll find a large, fully landscaped backyard with a rear deckâ€"ideal for outdoor living. Fully fenced and move-in ready, this home is priced to sell and won't last long!





Built in 2018

#### **Essential Information**

MLS® # E4430170 Price \$449,900

Bedrooms 3

Bathrooms 2.50 Full Baths 2 Half Baths 1

Square Footage 1,446 Acres 0.00 Year Built 2018

Type Single Family

Sub-Type Residential Attached

Style 2 Storey
Status Active

# **Community Information**

Address 5112 22 Avenue

Area Edmonton
Subdivision Walker
City Edmonton
County ALBERTA

Province AB

Postal Code T6X 2H7

### **Amenities**

Amenities Air Conditioner, Deck, No Animal Home, No Smoking Home, Secured

**Parking** 

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances See Remarks

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Partially Finished

#### **Exterior**

Exterior Wood, Stone, Vinyl

Exterior Features Back Lane, Commercial, Fenced, Landscaped, Park/Reserve,

Playground Nearby, Public Transportation, Schools, Shopping Nearby,

See Remarks

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl Foundation Concrete Perimeter

# **School Information**

Elementary Shauna MAy Seneca School

Middle Shauna MAy Seneca School

High Elder DR. Francis Whiskey

# **Additional Information**

Date Listed April 10th, 2025

Days on Market 11

Zoning Zone 53

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