

## \$449,000 - 5239 20 Avenue, Edmonton

MLS® #E4434405

**\$449,000**

3 Bedroom, 2.50 Bathroom, 1,352 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

Welcome to your new home in the family-friendly community of Walker Summit! This charming 1,352 sq ft "Linear" 2-storey by Morrison Homes is full of thoughtful touches and stylish upgrades. Step inside to find rich hardwood and sleek ceramic tile, granite countertops with an under-mount sink, and a stunning tile backsplash that complements the modern cabinetry and black appliances. The kitchen island with a flush eating bar is perfect for morning coffee or entertaining friends, and the cozy fireplace with stainless steel trim adds the perfect touch of warmth to the living room. Upstairs are 3 bedrooms, with a private en suite and walk in closet! Downstairs, you'll find the laundry along with extra-tall foundation and roughed-in plumbing—ready for your dream basement development. Enjoy summer BBQs on the spacious 12x8 deck and take advantage of the oversized 20x24 garage with extra height for storage. The front and back yard come fully landscaped.

Built in 2014

### Essential Information

MLS® #	E4434405
Price	\$449,000
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,352
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	5239 20 Avenue
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1V5

### **Amenities**

Amenities	Detectors Smoke, No Animal Home, No Smoking Home
Parking Spaces	3
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

### School Information

Elementary Corpus Christie Catholic  
Middle Corpus Christie Catholic  
High Shauna May Seneca

### Additional Information

Date Listed May 4th, 2025  
Days on Market 43  
Zoning Zone 53



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