

## \$439,900 - 5020 22 Avenue, Edmonton

MLS® #E4442641

**\$439,900**

3 Bedroom, 2.50 Bathroom, 1,435 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

Super Clean, Bright, Smart Home in a Fantastic Location! It's been smoke-free and pet-free since day one. Inside, you'll find a bright, welcoming space filled with natural sunlight throughout the day and upgraded Samsung appliances. All three bedrooms have decent-sized walk-in closets, and there's a decent-sized backyard perfect for relaxing, gardening, or entertaining. This is a fully upgraded Otto smart home. From your phone - no matter where you are - you can lock or unlock the door, control the lights (on/off/dim), adjust the temperature, and monitor activity for extra security and peace of mind. The location is hard to beat. You're right across from 7-Eleven, a family clinic, pharmacy, and great eating spots. The bus stop is at your doorstep, and you're just a 5-minute drive from Walmart, Dollarama, and more. Plus, it's close to a school, making it a perfect choice for families. If you're looking for a clean, bright, move-in ready smart home in a super convenient location, this one is ready for you!

Built in 2020

### Essential Information

MLS® # E4442641

Price \$439,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,435
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### Community Information

Address	5020 22 Avenue
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2H7

### Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home, Vinyl Windows
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings, See Remarks, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped, Park/Reserve, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 16th, 2025
Days on Market	19
Zoning	Zone 53

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Listing information last updated on July 5th, 2025 at 9:31am MDT