

\$452,800 - 5032 22 Avenue, Edmonton

MLS® #E4428214

\$452,800

4 Bedroom, 2.50 Bathroom, 1,376 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

Nestled in WALKER LAKES, Southwest Edmonton, this stunning 4-bedroom, 2.5-bathroom home blends modern style with comfort. Built in 2019, it features an open-concept design, a spacious living room with elegant custom slats, a cozy fireplace, and durable vinyl plank flooring. The gourmet kitchen boasts sleek white cabinetry, quartz countertops, stainless steel appliances, and a quartz island, perfect for entertaining, casual meals or a quick morning coffee. A door leads to the private backyard retreat with a luxurious HOT TUB (installed in 2022, valued at \$20K), a stylish GAZEBO, and a maintenance free deck. Upstairs, the primary suite offers a 4-pc ensuite and his & hers closets, plus two additional spacious bedrooms and a full bath. The partially finished basement adds a fourth bedroom, rec room, laundry, and storage. A double detached garage provides secure parking. With NO CONDO FEES, this home offers modern living near all amenities and the airport.

Built in 2019

Essential Information

MLS® # E4428214

Price \$452,800

Bedrooms 4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,376
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

Community Information

Address	5032 22 Avenue
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2H7

Amenities

Amenities	Deck, Gazebo, Hot Tub
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Remote Control, See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Back Lane, Fenced, Landscaped, Playground Nearby,

	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 29th, 2025
Days on Market	20
Zoning	Zone 53

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 April 17th, 2025 at 11:32pm MDT