

\$394,500 - 5119 164 Avenue, Edmonton

MLS® #E4445935

\$394,500

3 Bedroom, 2.50 Bathroom, 1,496 sqft
Single Family on 0.00 Acres

Hollick-Kenyon, Edmonton, AB

Live the Good Life in Hollick-Kenyon, Edmonton! Tucked away on a quiet street and backing onto green space, this beautifully cared-for 3 bedroom, 2.5 bath half-duplex offers comfort, space, and convenience. Featuring central A/C, durable tile flooring, and a bright, open-concept layout, the main floor includes a cozy gas fireplace in the living room, a modern kitchen with stainless steel appliances, and patio doors leading to a spacious deck—perfect for relaxing or entertaining. Upstairs, the primary suite overlooks peaceful greenbelt views and comes with a generous walk-in closet and private 4-piece ensuite. Two additional bedrooms, another full bathroom, and a bonus room with custom built-ins offer flexible living space for growing families or work-from-home needs. The unfinished basement is ready for your ideas. Step outside to a fully landscaped yard with no rear neighbours, and enjoy quick access to walking trails, parks, schools, shopping, and the Anthony Henday. A fantastic place to call home!

Built in 2007

Essential Information

| | |
|--------|-----------|
| MLS® # | E4445935 |
| Price | \$394,500 |



| | |
|----------------|---------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,496 |
| Acres | 0.00 |
| Year Built | 2007 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 5119 164 Avenue |
| Area | Edmonton |
| Subdivision | Hollick-Kenyon |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 0H5 |

Amenities

| | |
|----------------|--|
| Amenities | Deck, Exterior Walls- 2"x6", Vinyl Windows |
| Parking Spaces | 3 |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Low Maintenance Landscape, No Back |

| | |
|--------------|--|
| | Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 4th, 2025 |
| Days on Market | 18 |
| Zoning | Zone 03 |

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