

Courtesy Of Sasha Savic Of RE/MAX Real Estate

## \$322,000 - 3 5120 164 Avenue, Edmonton

MLS® #E4429066

**\$322,000**

3 Bedroom, 2.50 Bathroom, 1,449 sqft  
Condo / Townhouse on 0.00 Acres

Hollick-Kenyon, Edmonton, AB

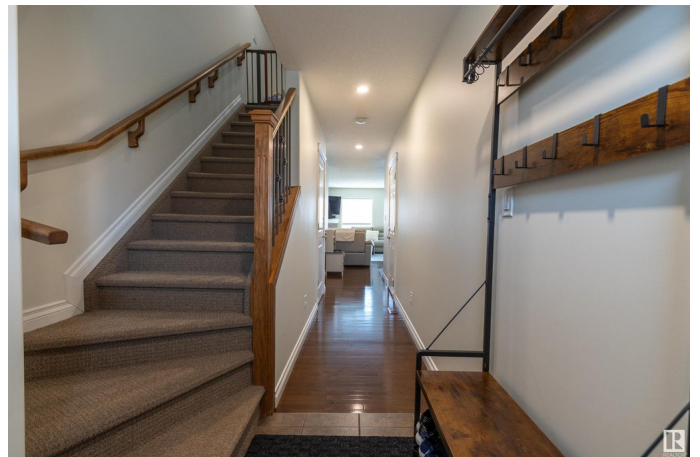
Mint Condition! This immaculate home feels like new and offers a bright, open-concept main floor. The spacious maple kitchen features ample cabinetry, seamlessly connecting to a sunlit dining area and a generous living room with gleaming hardwood floors and a cozy gas fireplace. Conveniently, the attached garage includes a handyman's workbench, and a powder room completes the main level. Upstairs, you'll find a versatile office nook, three well-sized bedrooms, and a laundry area with functional storage. The primary suite easily accommodates a king-sized bed and boasts a walk-in closet and a private four-piece ensuite.

The unfinished basement is ready for your personal touch, with rough-in plumbing for a future bathroom and even some materials to help kickstart your project. Paint and kitchen appliances updated 2021, washer and dryer updated 2024 Don't miss out on this beautifully maintained, move-in-ready home in a fantastic Hollick-Kenyon neighborhood!

Built in 2009

### Essential Information

MLS® #	E4429066
Price	\$322,000
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,449
Acres	0.00
Year Built	2009
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	3 5120 164 Avenue
Area	Edmonton
Subdivision	Hollick-Kenyon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0L7

### **Amenities**

Amenities	No Smoking Home, Parking-Visitor
Parking	Single Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, 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	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            April 4th, 2025

Days on Market      10

Zoning                 Zone 03

Condo Fee             \$163

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Listing information last updated on April 14th, 2025 at 6:02am MDT