

## \$419,900 - 5264 1a Avenue, Edmonton

MLS® #E4456032

**\$419,900**

3 Bedroom, 2.50 Bathroom, 1,394 sqft

Single Family on 0.00 Acres

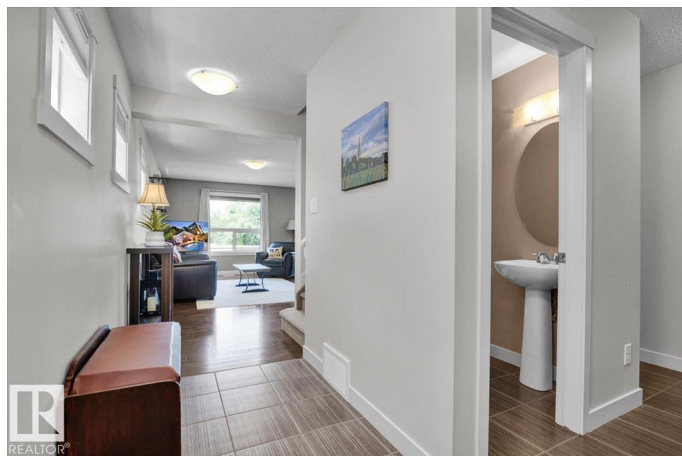
Charlesworth, Edmonton, AB

Terrific home located on a quiet street backing onto a green space with quick access to Anthony Henday. Close to public transit, and walking distance to shopping at Harvest Pointe. Open floor plan with kitchen open to great room and dining room. Spacious kitchen with walk through pantry and stainless steel appliances. Large primary bedroom features a walk in closet and full ensuite bath. Basement is nicely finished with an office and family room and is roughed in for a bathroom. Additional features include main floor laundry, hardwood floors, central air conditioning, fully fenced yard with deck and more. Very well maintained inside and out! For more details please visit the REALTOR® Website.

Built in 2011

### Essential Information

MLS® #	E4456032
Price	\$419,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,394
Acres	0.00
Year Built	2011



Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	5264 1a Avenue
Area	Edmonton
Subdivision	Charlesworth
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0X1

### Amenities

Amenities	Air Conditioner, Deck, Vinyl Windows
Parking Spaces	2
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Ellerslie Camp./Corpus Chr
Middle	Ellerslie Camp./Corpus Chr
High	Elder Dr. F/Holy Trinity

**Additional Information**

Date Listed	September 4th, 2025
Days on Market	1
Zoning	Zone 53

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Listing information last updated on September 5th, 2025 at 3:03pm MDT