

## \$450,000 - 5307 139 Avenue, Edmonton

MLS® #E4444562

**\$450,000**

5 Bedroom, 3.00 Bathroom, 1,389 sqft

Single Family on 0.00 Acres

York, Edmonton, AB

This well maintained bungalow is nestled in a quiet, family friendly community & is move-in ready, perfect for a growing family or as a mortgage-helper with its in-law suite. Offering 5 bdrms, 3 full baths, & a dbl att garage, this home combines comfort and functionality. Step into a spacious Liv/Din area featuring beautiful HW flooring, ideal for entertaining. The adjacent Kitch is equipped with warm oak cabinetry and ample counter space. The Mn fl includes a generous primary bdrm with a modernized 3pc ensuite, 2 add bdrms, & a full 4pc bath. The fully dev bsmt features an in-law suite complete with 2 bdrms, a 3pc bath, & a sep living area ideal for extended fam or guests. Enjoy outdoor living in the manicured backyard that backs onto a peaceful green space perfect for family gatherings or relaxing on the deck with your favorite beverage. Upgrades include Shingles (2024) HWT(2024) Linoleum & some carpet (2015) Updated ensuite (2015) Interior paint (2015) Donâ€™t miss the opportunity to own this Home!

Built in 1987

### Essential Information

MLS® # E4444562

Price \$450,000

Bedrooms 5



Bathrooms	3.00
Full Baths	3
Square Footage	1,389
Acres	0.00
Year Built	1987
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5307 139 Avenue
Area	Edmonton
Subdivision	York
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 4R4

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Garage Opener, Hood Fan, Washer, Window Coverings, Refrigerators-Two, Stoves-Two, Dishwasher-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Father Leo Green Elem
Middle	J.J. Bowlen Jr High
High	Archbishop O'Leary High

**Additional Information**

Date Listed	June 26th, 2025
Days on Market	1
Zoning	Zone 02

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 June 27th, 2025 at 12:48pm MDT