

## \$435,000 - 5516 140a Avenue, Edmonton

MLS® #E4451360

**\$435,000**

4 Bedroom, 1.50 Bathroom, 1,179 sqft

Single Family on 0.00 Acres

York, Edmonton, AB

Fall in love with the stylish updates in this mid-century modern charmer! This 3 bedroom bungalow offers a bright & spacious living room that flows into the adjacent dining area. The kitchen is filled with natural light & features plenty of cupboards, generous workspace, & views of the beautifully landscaped backyard. Down the hall are 3 spacious bdrms, including a primary suite with an updated 2pce ensuite. The main bath has also been tastefully updated. The basement is partially developed & ready for your finishing touches. Step outside to the gorgeous, fully fenced yard with plenty of space to enjoy. A double detached garage & extra room for RV parking complete the package. Many updates have been done including flooring, windows, interior & exterior doors, roof on house & garage, overhead garage doors, furnace, insulation, & landscaping including new sidewalks. Nestled in the community of York, this home is close to parks, schools & unlimited amenities with close proximity to the Henday & Yellowhead.

Built in 1967

### Essential Information

MLS® # E4451360

Price \$435,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,179                  |
| Acres          | 0.00                   |
| Year Built     | 1967                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 5516 140a Avenue |
| Area        | Edmonton         |
| Subdivision | York             |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5A 1H3          |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Patio, See Remarks     |
| Parking   | Double Garage Detached |

### Interior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Interior Features | ensuite bathroom                                              |
| Appliances        | Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                     |
| Stories           | 1                                                             |
| Has Basement      | Yes                                                           |
| Basement          | Full, Unfinished                                              |

### Exterior

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal, Stucco                                                                                          |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                             |
| Construction      | Wood, Metal, Stucco                                                                                          |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      August 6th, 2025

Days on Market                2

Zoning                              Zone 02

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