

## \$380,000 - 5962 164 Avenue, Edmonton

MLS® #E4441082

**\$380,000**

3 Bedroom, 2.50 Bathroom, 1,407 sqft

Single Family on 0.00 Acres

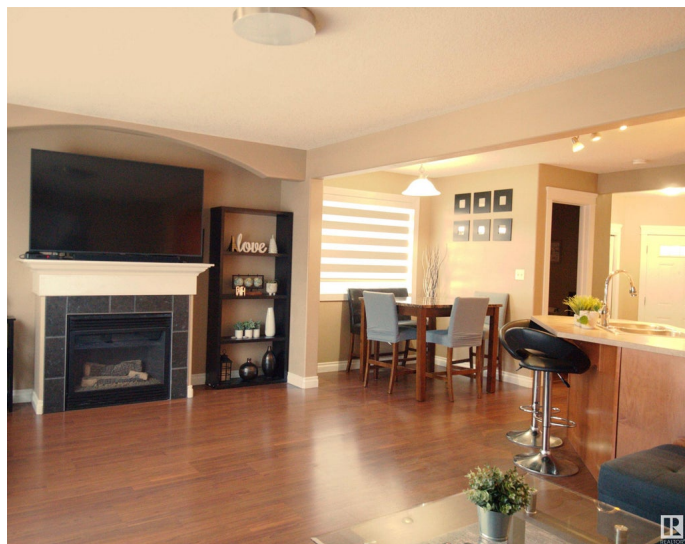
Matt Berry, Edmonton, AB

Welcome home!!! featuring open layout concept with kitchen island, a fireplace, and a bonus room. 3 bedrooms upstairs and a 4-piece bathroom. The master bedroom has a walk-in closet and a private 4-piece bathroom, and the main floor has a powder room for the guests to use. A lot of spaces good for entertaining people such as a large backyard with a deck, a fire pit, and a low maintenance landscape. A bonus room for kids to play. Basement unfinished but converted to a useful space for kids or adult's personal use and for friends to hang out.

Built in 2007

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4441082      |
| Price          | \$380,000     |
| Bedrooms       | 3             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,407         |
| Acres          | 0.00          |
| Year Built     | 2007          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 5962 164 Avenue |
| Area        | Edmonton        |
| Subdivision | Matt Berry      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0B2         |

### Amenities

|           |   |
|-----------|---|
| Amenities | Deck, Detectors Smoke, Fire Pit, Hot Water Natural Gas, No Animal Home, No Smoking Home |
| Parking   | Single Garage Attached  |

### Interior

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

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Landscaped, Low Maintenance Landscape, Paved Lane, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Slab   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 7th, 2025 |
| Days on Market | 29             |
| Zoning         | Zone 03        |

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 July 6th, 2025 at 1:17pm MDT