

\$564,999 - 5404 22 Avenue, Edmonton

MLS® #E4464177

\$564,999

3 Bedroom, 2.50 Bathroom, 1,812 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

Welcome to this inviting family home in the friendly community of Walker! With an attached double garage, separate side entrance, rear deck, and a landscaped, partially fenced backyard, there's plenty of space for outdoor play, BBQs, and everyday living. Inside, the open-concept main floor brings everyone together with a bright living room featuring a cozy electric fireplace and a modern kitchen with stainless steel appliances—perfect for cooking, gathering, and making memories. Upstairs, a spacious bonus room offers an ideal spot for movie nights or a play area, while convenient second-floor laundry makes busy routines easier. Three comfortable bedrooms complete the level, including a generous primary suite with a walk-in closet and a relaxing ensuite with double sinks, a walk-in shower, and a soaker tub—your own little retreat after a long day. A wonderful place to grow, play, and call home in family-friendly SE Edmonton.

Built in 2017

Essential Information

MLS® #	E4464177
Price	\$564,999
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,812
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	5404 22 Avenue
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2H8

Amenities

Amenities	Deck, See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Schools, Shopping Nearby, Partially Fenced

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 31st, 2025
Days on Market	9
Zoning	Zone 53

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORSÂ® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORSÂ® 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 (REALTORÂ®, REALTORSÂ®) and/or the quality of services they provide (MLSÂ®, Multiple Listing ServiceÂ®)

Listing information last updated on November 9th, 2025 at 2:47am MST