

## \$399,900 - 5907 164 Avenue, Edmonton

MLS® #E4444210

**\$399,900**

3 Bedroom, 1.50 Bathroom, 1,218 sqft

Single Family on 0.00 Acres

Hollick-Kenyon, Edmonton, AB

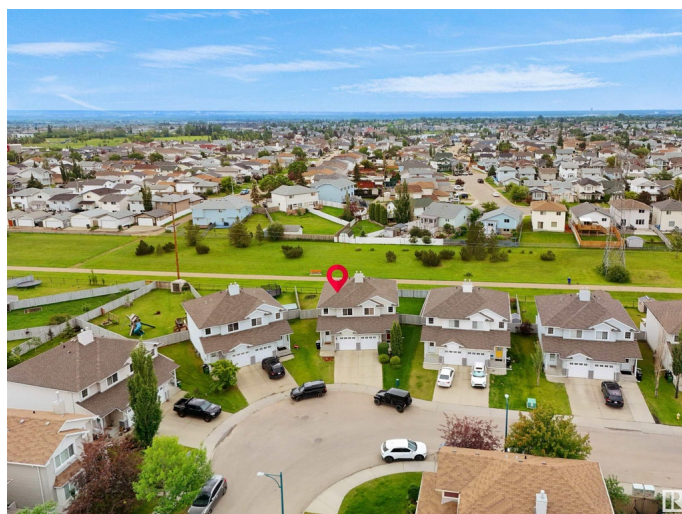
Half Duplex with BACKING ON TO WALKING TRAIL. and with FINISHED BASEMENT..

Welcome to this very well maintained 3 BEDROOMS & 1.5 Bathroom, half duplex in HOLICK KENYON.. The main floor features a bright and functional layout with a cozy living area, spacious dining space, and a kitchen with ample cabinetry. A convenient 2-piece bathroom completes the main level. Upstairs, youâ€™ll find 3 bedrooms and a full 4-piece bathroom. The fully finished basement provides extra living spaceâ€™perfect for a rec room, home office, or gym. Located in a family-friendly neighborhood, close to parks, schools, shopping, and public transitâ€™this home is perfect for first-time buyers, investors, or anyone looking for low-maintenance living in a great location!

Built in 2006

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4444210  |
| Price          | \$399,900 |
| Bedrooms       | 3         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,218     |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 2006          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | 2 Storey      |
| Status     | Active        |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 5907 164 Avenue |
| Area        | Edmonton        |
| Subdivision | Hollick-Kenyon  |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 0B3         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Single Garage Attached |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 3  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Backs Onto Park/Trees, Fenced, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 25th, 2025 |
| Days on Market | 13              |
| Zoning         | Zone 03         |

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Listing information last updated on July 7th, 2025 at 10:02pm MDT