

# \$429,900 - 5118 17a Avenue, Edmonton

MLS® #E4463054

**\$429,900**

5 Bedroom, 2.00 Bathroom, 1,019 sqft  
Single Family on 0.00 Acres

Meyokumin, Edmonton, AB

Perfectly situated in the welcoming community of Meyokumin, this well-maintained home offers 4 bedrooms, 2 bathrooms, and a spacious layout perfect for modern living. The bright kitchen opens to a large deck and private, landscaped backyard with a double detached garage. Upstairs includes a good size living room and two well-sized bedrooms. The fully finished basement features two more bedrooms, a 3-piece bath, den, and rec room. Upgrades include a carbon water filtration system, leaf filters on eavestroughs, and a mobility ramp. Close to schools, shopping, and easy access to Anthony Henday. A rare find—move-in ready!

Built in 1978

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4463054               |
| Price          | \$429,900              |
| Bedrooms       | 5                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,019                  |
| Acres          | 0.00                   |
| Year Built     | 1978                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |



|        |          |
|--------|----------|
| Style  | Bi-Level |
| Status | Active   |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 5118 17a Avenue |
| Area        | Edmonton        |
| Subdivision | Meyokumin       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6L 1A6         |

### Amenities

|           |                                                          |
|-----------|----------------------------------------------------------|
| Amenities | On Street Parking, Deck, No Animal Home, No Smoking Home |
| Parking   | Double Garage Detached                                   |

### Interior

|              |                                                                                                    |
|--------------|----------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Water Softener, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                          |
| Stories      | 2                                                                                                  |
| Has Basement | Yes                                                                                                |
| Basement     | Full, Finished                                                                                     |

### Exterior

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Exterior          | Wood, Composition                                                                         |
| Exterior Features | Back Lane, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                          |
| Construction      | Wood, Composition                                                                         |
| Foundation        | Concrete Perimeter                                                                        |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 22nd, 2025 |
| Days on Market | 2                  |
| Zoning         | Zone 29            |

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