

## \$299,900 - 5344 38a Avenue, Edmonton

MLS® #E4456216

**\$299,900**

3 Bedroom, 2.00 Bathroom, 1,227 sqft  
Condo / Townhouse on 0.00 Acres

Greenview (Edmonton), Edmonton, AB

Well-maintained townhome in a desirable, family-friendly location. Close to shopping, dining, parks, schools, and major amenities, with easy access to walking paths.

Open-concept main level features a white kitchen with stainless-steel appliances and ample storage. Bright living area with a fireplace. Three generously sized bedrooms and two full baths. The back of the home overlooks green space, offering privacy and pleasant views.

Built in 1979

### Essential Information

MLS® #	E4456216
Price	\$299,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,227
Acres	0.00
Year Built	1979
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information



Address	5344 38a Avenue
Area	Edmonton
Subdivision	Greenview (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 2H4

### **Amenities**

Amenities	Deck, Detectors Smoke, No Animal Home
Parking	Single Garage Attached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, Low Maintenance Landscape, No Back Lane, No Through Road, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	September 4th, 2025
Days on Market	2
Zoning	Zone 29
Condo Fee	\$344

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Listing information last updated on September 6th, 2025 at 1:32am MDT