# \$428,000 - 5983 164 Avenue, Edmonton

MLS® #E4444163

#### \$428,000

4 Bedroom, 3.50 Bathroom, 1,421 sqft Single Family on 0.00 Acres

Matt Berry, Edmonton, AB

Nestled in the highly sought-after community of Matt Berry, this beautiful half-duplex offers 1,947 ft living space & situated on a quiet street w/No Back NEIGHBOR-perfect for families. The bright and spacious living room has patio doors leading out onto the deck and a spacious backyard ideal for your relaxation or entertainment. A large kitchen with a centre island, a corner pantry, and a two-piece powder room completes the main floor. Upstairs, you'll find a versatile bonus/family room with large windows, the Primary bedroom having a walk-in closet, an ensuite 4pcs bath, a and window-mounted air conditioning. Additional 2 sized bedrooms & 4 piece Main Bath complete this floor. The basement is fully finished with living room/recreation area, a bedroom and 4pcs bath perfect for guests/inlaw suite. Enjoy privacy in your fully fenced yard backing onto the green area & walking trail. Easy access to Manning, LRT, Anthony Henday, Close to all amenities, playground, schools & shopping. This checks all the boxes.







Built in 2006

## **Essential Information**

MLS® # E4444163 Price \$428,000 Bedrooms 4

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 1,421

Acres 0.00

Year Built 2006

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

# **Community Information**

Address 5983 164 Avenue

Area Edmonton

Subdivision Matt Berry

City Edmonton

County ALBERTA

Province AB

Postal Code T5Y 0G4

#### **Amenities**

Amenities Air Conditioner, Deck, Detectors Smoke, No Animal Home, No Smoking

Home

Parking Single Garage Attached

### Interior

Interior Features ensuite bathroom

Appliances Air Conditioner-Window, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Gas,

Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Landscaped, 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 129

Zoning Zone 03

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