

# \$365,000 - 5313 21 Avenue, Edmonton

MLS® #E4444891

**\$365,000**

4 Bedroom, 2.00 Bathroom, 990 sqft  
Single Family on 0.00 Acres

Meyokumin, Edmonton, AB

Look no further—this 990 sq ft Bi-Level home with a separate side entrance is an excellent investment property. The main floor offers a spacious living room, kitchen, dining area, two bedrooms, and a full bathroom. The fully finished basement includes two additional bedrooms, a second kitchen, living room, full bath, and laundry area. Conveniently located near Millwoods Town Centre, public transit, LRT, schools, and Grey Nuns Hospital. Don't miss out on this fantastic opportunity! 2024 Renovation included new shingles, basement shower and basement paint.

Built in 1981

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4444891               |
| Price          | \$365,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 990                    |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

## Community Information

|             |                |
|-------------|----------------|
| Address     | 5313 21 Avenue |
| Area        | Edmonton       |
| Subdivision | Meyokumin      |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6L 5G5        |

## Amenities

|           |                            |
|-----------|----------------------------|
| Amenities | Parking-Extra, See Remarks |
| Parking   | Front Drive Access         |

## Interior

|              |  |
|--------------|--|
| Appliances   | Dryer, Hood Fan, Washer, Refrigerators-Two, Stoves-Two |
| Heating      | Forced Air-1, Natural Gas                              |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

## Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Airport Nearby, Commercial, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 27th, 2025 |
| Days on Market | 54              |
| Zoning         | Zone 29         |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® 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 (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 20th, 2025 at 2:48pm MDT