

\$577,400 - 2607 5 Avenue, Edmonton

MLS® #E4434552

\$577,400

3 Bedroom, 2.50 Bathroom, 1,958 sqft
Single Family on 0.00 Acres

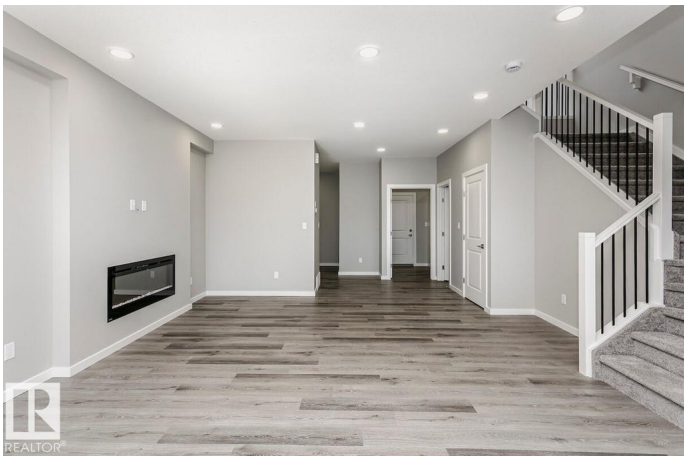
Alces, Edmonton, AB

The beautiful L-Shaped kitchen at the rear of the home is bright and features quartz counters and a nice sized island; A walk-in-closet and mudroom with built-in bench, shelf & hooks complete the main floor. Spindle railing on the stairs and upper hall connect the main floor to upper level and large central bonus room. A side entrance is included for a potential Legal Suite; Basement ceiling height upgraded to 9'6"™, for a more spacious feel; 3-piece Rough-In for future bathroom. Primary suite features a large walk-through closet that connects through to laundry room, and an ensuite with dual sinks and a walk-in shower. Quartz countertops in kitchen and bathrooms Luxury Vinyl Plank flooring throughout the main floor and all bathrooms. This Bedrock Home includes a modern smart home technology system.

Built in 2025

Essential Information

MLS® #	E4434552
Price	\$577,400
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,958



Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2607 5 Avenue
Area	Edmonton
Subdivision	Alces
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 3J1

Amenities

Amenities	See Remarks
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed May 5th, 2025

Days on Market 149

Zoning Zone 53

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 October 1st, 2025 at 8:47am MDT