

# \$439,998 - 5119 River's Edge Way, Edmonton

MLS® #E4426309

**\$439,998**

3 Bedroom, 2.50 Bathroom, 1,233 sqft

Single Family on 0.00 Acres

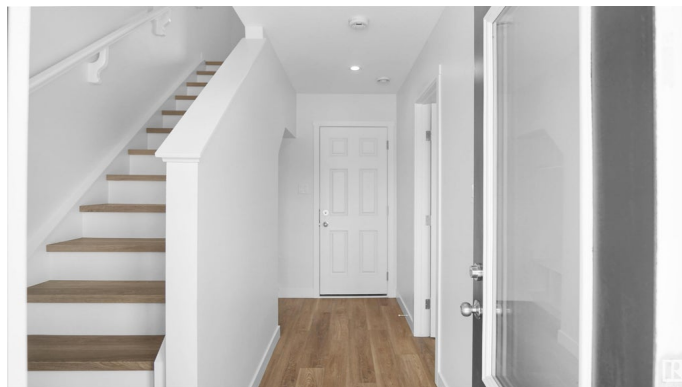
River's Edge, Edmonton, AB

Welcome to this brand new half duplex the "Reimer" Built by the award winning builder Pacesetter homes and is located in one of Edmonton's newest west end communities of River's Edge. With over 1,233 square Feet, this opportunity is perfect for a young family or young couple. Your main floor as you enter has a flex room/ Bedroom that is next to the entrance from the garage with a 3 piece bath. The second level has a beautiful kitchen with upgraded cabinets, upgraded counter tops and a tile back splash with upgraded luxury Vinyl plank flooring throughout the great room. The upper level has 3 bedrooms and 2 bathrooms. This home also comes completed with front and back landscaping and a single over sized attached garage. \*\*\* Photo used is of an artist rendering , home is under construction and will be complete by end of August\*\*\*

Built in 2025

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4426309  |
| Price      | \$439,998 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |               |
|----------------|---------------|
| Square Footage | 1,233         |
| Acres          | 0.00          |
| Year Built     | 2025          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 3 Storey      |
| Status         | Active        |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 5119 River's Edge Way |
| Area        | Edmonton              |
| Subdivision | River's Edge          |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6M 3B6               |

### **Amenities**

|           |                                    |
|-----------|------------------------------------|
| Amenities | See Remarks                        |
| Parking   | Over Sized, Single Garage Attached |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                           |
| Appliances        | Garage Control, Garage Opener, See Remarks |
| Heating           | Forced Air-1, Natural Gas                  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | None, No Basement                          |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|             |                  |
|-------------|------------------|
| Date Listed | March 18th, 2025 |
|-------------|------------------|

Days on Market 34

Zoning Zone 57

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Listing information last updated on April 20th, 2025 at 9:47pm MDT