

## \$389,000 - 5940 149 Avenue, Edmonton

MLS® #E4440371

**\$389,000**

5 Bedroom, 2.00 Bathroom, 1,077 sqft

Single Family on 0.00 Acres

McLeod, Edmonton, AB

Welcome to 5940 149 Ave NW – a spacious 5-bedroom, 2-bath bungalow on a generous 52' x 123' lot in family-friendly McLeod. With nearly 1,800 sq ft of finished living space, this home offers a bright main floor with a large living room with vinyl planks floor that is newly painted, functional kitchen, dining area with ceramic tiles. The kitchen/dining area has ample cabinets, new SS dishwasher & microwave oven. The fully finished basement features 2 more bedrooms, a 4-piece bath, second kitchen, and rec room – perfect for extended family. Additionally, you get a storage room which can be used as a bedroom as it has a window. Enjoy a massive yard, mature trees & easy access to schools, shopping, & grocery stores. At the back is a huge yard with a double garage plus a storage for your tools and built-in fire pit. Walking distance to elementary and junior high school. With a few thoughtful upgrades, this property has the potential to become a truly beautiful home for you. Motivated sellers – bring your offer!

Built in 1969

### Essential Information

MLS® # E4440371

Price \$389,000



Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,077
Acres	0.00
Year Built	1969
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5940 149 Avenue
Area	Edmonton
Subdivision	Mcleod
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 1V6

### Amenities

Amenities	No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Detached, Over Sized

### Interior

Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings, See Remarks, Curtains and Blinds
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 4th, 2025

Days on Market                14

Zoning                            Zone 02

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