

\$380,000 - 16119 88a Avenue, Edmonton

MLS® #E4436664

\$380,000

5 Bedroom, 2.50 Bathroom, 1,278 sqft
Single Family on 0.00 Acres

Meadowlark Park (Edmonton), Edmonton, AB

Welcome to Meadowlark Park! Nestled on a quiet, family-friendly street directly across from Herbert Hart Park, this charming home offers the perfect blend of comfort, convenience, and potential. Whether you're looking to raise a family or invest, this property checks all the boxes. Ideally located close to both public and Catholic schools, surrounded by beautiful green spaces, and offering easy access to public transportation, everything you need is just minutes away, including restaurants, medical centers, Misericordia Community Hospital, shopping plazas, and West Edmonton Mall. Inside, you'll find three bedrooms, one full and one ensuite bath on the main floor and a fully finished basement with 2 additional beds, and one full bath, perfect for guests, extended family, or rental income. Enjoy the expansive front and back yards, ideal for outdoor living, along with a single detached garage with storage attached to it and a long driveway with ample parking. Don't miss out!



16119 88a Ave NW, Edmonton, AB

Main Floor Exterior Area 1277.07 sq ft
Interior Area 1189.30 sq ft



0 3 6 ft

PREPARED: 2025/05/15

White regions are excluded from total floor area in GUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

Built in 1963

Essential Information

MLS® # E4436664
Price \$380,000
Bedrooms 5

Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,278
Acres	0.00
Year Built	1963
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	16119 88a Avenue
Area	Edmonton
Subdivision	Meadowlark Park (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 4N5

Amenities

Amenities	Parking-Extra, See Remarks
Parking	Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco

Foundation Concrete Perimeter

Additional Information

Date Listed May 15th, 2025

Days on Market 4

Zoning Zone 22

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 May 19th, 2025 at 8:17am MDT