

## \$219,900 - 5790 172 Street, Edmonton

MLS® #E4454720

**\$219,900**

2 Bedroom, 2.00 Bathroom, 1,049 sqft

Condo / Townhouse on 0.00 Acres

Gariepy, Edmonton, AB

The sunny front patio welcomes you to this beautifully maintained 1,100 sq ft bungalow-style corner home in sought-after Lessard, quietly set across from a private, treed courtyard. Meticulous care shows in the bright, open plan where a three-sided gas fireplace warms the living room, den, and dining area. The refreshed kitchen shines with Kitchen Craft cabinetry, stainless-steel appliances, and ample prep space. Down the hall, a generous secondary bedroom accompanies a king-sized primary retreat with a modern 4-pc ensuite. Extra large outdoor parking stall with plug-in. Love the outdoors? You™re moments to Edmonton™s River Valley trails and ravines, with schools, shopping, parks, transit, and the YMCA close at hand. Commuters will appreciate quick links to Whitemud and Anthony Henday. Stylish, move-in ready, and superbly located™this Lessard gem is waiting for you.

Built in 1978

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4454720  |
| Price      | \$219,900 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                   |
|----------------|-------------------|
| Square Footage | 1,049             |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Condo / Townhouse |
| Sub-Type       | Carriage          |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 5790 172 Street |
| Area        | Edmonton        |
| Subdivision | Gariepy         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 1B4         |

### Amenities

|           |                                                                              |
|-----------|------------------------------------------------------------------------------|
| Amenities | On Street Parking, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio |
| Parking   | Stall                                                                        |

### Interior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                        |
| Fireplace         | Yes                                                              |
| Fireplaces        | Insert                                                           |
| Stories           | 1                                                                |
| Has Basement      | Yes                                                              |
| Basement          | See Remarks, No Basement                                         |

### Exterior

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

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 26th, 2025 |
| Days on Market | 1                 |
| Zoning         | Zone 20           |
| Condo Fee      | \$436             |

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Listing information last updated on August 27th, 2025 at 3:33pm MDT