

\$559,900 - 2172 52 St, Edmonton

MLS® #E4462259

\$559,900

5 Bedroom, 3.50 Bathroom, 1,873 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

LEGAL SUITE -Charming 5-bedroom, 3.5-bath **EAST FACING** Home located in the desirable Walker area! Over 2,600 sq ft of total living space, this beautifully designed property offers comfort, style, and functionality. The main floor features an open-concept layout with a spacious living room, a modern kitchen with quartz countertops, and a dining area perfect for family gatherings. Upstairs, youâ€™ll find 4 generously sized bedrooms including a luxurious primary suite with a walk-in closet and ensuite. The basement hosts a 1-bedroom **LEGAL SUITE** with a separate entrance-ideal for rental income or extended family. Single Over sized attached garage, upper-floor laundry, and a landscaped backyard. Located close to schools, parks, shopping, and transit, this home is perfect for growing families or savvy investors. Donâ€™t miss your chance to own this incredible home in one of Edmontonâ€™s most vibrant communities! Some pictures are virtually staged

Built in 2022

Essential Information

MLS® #	E4462259
Price	\$559,900
Bedrooms	5
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,873
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	2172 52 St
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1Z7

Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home, Vinyl Windows, See Remarks, 9 ft. Basement Ceiling
Parking Spaces	2
Parking	Over Sized, Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Humidifier-Power(Furnace), Stove-Electric, Stove-Gas, Dryer-Two, Refrigerators-Two, Washers-Two, Microwave Hood Fan-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 16th, 2025
Days on Market	10
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 26th, 2025 at 8:17am MDT