

\$375,000 - 5336 53 Avenue, Mundare

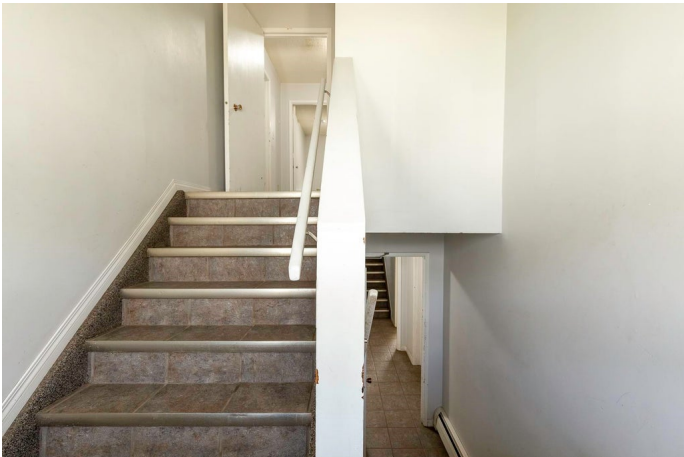
MLS® #E4427401

\$375,000

6 Bedroom, 4.00 Bathroom, 2,190 sqft
Single Family on 0.00 Acres

Mundare, Mundare, AB

Wonderful investment opportunity in the Town of Mundare. Well maintained and recent updates including roof and structural repairs in 2022, suite upgrades such as new fridges, microwave hood fans and stoves as well as fresh paint, kitchen faucets, bedroom flooring, vinyl windows and more. Revenue is coming in from three 2-bedroom units currently paying \$875 each and a 1-bedroom unit at \$775. Tenants pay their own power and each unit has an energized parking stall. Situated on a corner lot, across the street from a park. Can be purchased as a package with neighboring 4plex, 5342 53 Ave (MLS E4427389).



Built in 1979

Essential Information

MLS® #	E4427401
Price	\$375,000
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,190
Acres	0.00
Year Built	1979
Type	Single Family
Sub-Type	4PLEX
Style	Bi-Level

Status Active

Community Information

Address 5336 53 Avenue
Area Mundare
Subdivision Mundare
City Mundare
County ALBERTA
Province AB
Postal Code T0B 3H0

Amenities

Amenities Off Street Parking, On Street Parking, Vinyl Windows, See Remarks
Parking Stall, See Remarks

Interior

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks
Heating Baseboard, Hot Water, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Finished

Exterior

Exterior Wood, Vinyl
Exterior Features Corner Lot, Flat Site, Golf Nearby, Low Maintenance Landscape, Picnic Area, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed March 23rd, 2025
Days on Market 105
Zoning Zone 60

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 July 6th, 2025 at 9:02am MDT