

\$230,000 - 312 5951 165 Avenue, Edmonton

MLS® #E4445010

\$230,000

2 Bedroom, 2.00 Bathroom, 994 sqft

Condo / Townhouse on 0.00 Acres

Matt Berry, Edmonton, AB

Welcome to this well-maintained 2 bedroom + den, 2 full bathroom condo in the desirable Matt Berry community. This unit comes with 2 titled parking stalls—one heated underground and one above ground—making it ideal for first-time buyers, professionals, or investors. The functional layout includes a spacious primary bedroom with walk-in closet and 4-piece en-suite, a second full bathroom, and a versatile den perfect for a home office or guest room. The kitchen features stainless steel appliances and has plenty of storage, and the west-facing balcony includes a convenient gas BBQ hookup. Additional highlights: in-suite laundry and access to building amenities including a fitness and social room. Conveniently located near public transit, shopping, schools and with quick access to Anthony Henday Drive and Manning Town Centre, making this a smart investment in a growing area! This property needs to be seen in person to be fully appreciated!

Built in 2008

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4445010 |
| Price | \$230,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |



| | |
|----------------|------------------------|
| Full Baths | 2 |
| Square Footage | 994 |
| Acres | 0.00 |
| Year Built | 2008 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 312 5951 165 Avenue |
| Area | Edmonton |
| Subdivision | Matt Berry |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 0J6 |

Amenities

| | |
|----------------|---|
| Amenities | Detectors Smoke, Parking-Visitor, Recreation Room/Centre, Social Rooms, Vinyl Windows |
| Parking Spaces | 2 |
| Parking | Heated, Parkade, Single Indoor, Stall, Underground, See Remarks |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating | Baseboard, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed June 29th, 2025
Days on Market 7
Zoning Zone 03
Condo Fee \$632

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Listing information last updated on July 6th, 2025 at 8:17am MDT