

\$469,000 - 5012 53 Avenue, Calmar

MLS® #E4452266

\$469,000

3 Bedroom, 2.50 Bathroom, 1,604 sqft
Single Family on 0.00 Acres

Calmar, Calmar, AB

Located in Calmar—just 15 minutes to the international airport, 10 minutes to Leduc, and under 20 minutes from south Edmonton—this 3-bedroom, 2.5-bath home backs an elementary school and is steps from a high school, with all amenities close by. The open-concept main floor features granite counters, a gas fireplace, and access to a deck with pergola. Upstairs offers 3 bedrooms, a bonus room currently used as a 4th bedroom, a large primary with 4-piece ensuite and walk-in closet, plus convenient upstairs laundry. Enjoy central A/C, a partially finished basement, double attached heated garage, and an oversized parking pad for 3 vehicles. Fully fenced yard for privacy and play—move-in ready!

Built in 2015

Essential Information

MLS® #	E4452266
Price	\$469,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,604
Acres	0.00



Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	5012 53 Avenue
Area	Calmar
Subdivision	Calmar
City	Calmar
County	ALBERTA
Province	AB
Postal Code	T0C 0V0

Amenities

Amenities	Air Conditioner, Deck
Parking	Double Garage Attached, Front Drive Access, Heated

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 10th, 2025
Days on Market	11

Zoning

Zone 92

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