

\$415,000 - 5 Columbia Avenue, Devon

MLS® #E4444712

\$415,000

3 Bedroom, 2.00 Bathroom, 1,013 sqft

Single Family on 0.00 Acres

Devon, Devon, AB

Fully renovated and move-in ready, this charming home on Columbia Ave is steps from parks, schools, the river, and golf course. The main floor features a thoughtfully designed kitchen overlooking the backyard, a bright dining area for family meals or morning coffee, and a cozy living room with beautiful flooring and neutral tones. Two spacious bedrooms and a full bath complete the level. The finished basement offers a third bedroom, 3-piece bath, large family room—perfect for movie nights—and a designated laundry area. Enjoy a huge yard lined with fruit trees, an oversized single-car garage, and plenty of space to add a rear garage off the alley. Walking distance to the elementary school, pool, and arena, this home is full of character, perfectly located, and ideal for a growing family. Don't miss your chance to own an exceptional home in the heart of Devon!

Built in 1949

Essential Information

MLS® #	E4444712
Price	\$415,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,013



Acres	0.00
Year Built	1949
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	5 Columbia Avenue
Area	Devon
Subdivision	Devon
City	Devon
County	ALBERTA
Province	AB
Postal Code	T8G 1H9

Amenities

Amenities	See Remarks
Parking Spaces	4
Parking	Single Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Level Land, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Robina Baker Elementary
------------	-------------------------

Middle	Riverview
High	John Maland High School

Additional Information

Date Listed	June 27th, 2025
Days on Market	18
Zoning	Zone 92

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 15th, 2025 at 5:47pm MDT