

## \$385,000 - 16 230 Edgemont Road, Edmonton

MLS® #E4437241

**\$385,000**

3 Bedroom, 2.50 Bathroom, 1,684 sqft

Condo / Townhouse on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Welcome to this modern and stylish 3-storey townhouse offering 1,683 sq ft of well-designed living space in the prestigious, quiet neighbourhood of Edgemont. Built in 2020, this bright and open-concept home features 3 spacious bedrooms, 3 bathrooms, and a versatile main floor denâ€”perfect for a home office. The contemporary kitchen boasts sleek cabinetry, quartz countertops, and stainless steel appliances, flowing beautifully into the dining and living areas and out to a large balconyâ€”ideal for relaxing or entertaining. Enjoy the convenience of a full laundry room, a double car garage, and low condo fees. The primary suite includes a walk-in closet and private ensuite for added comfort. Located close to parks, walking trails and major roadways, this home blends comfort, function, and urban access with a peaceful community feel. This home is perfect for a growing family or first-time home buyers.

Built in 2019

### Essential Information

MLS® #	E4437241
Price	\$385,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,684
Acres	0.00
Year Built	2019
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	16 230 Edgemont Road
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0Y8

### Amenities

Amenities	Hot Water Tankless, Parking-Visitor, Smart/Program. Thermostat, Secured Parking, Vinyl Windows, HRV System, 9 ft. Basement Ceiling
Parking Spaces	2
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Low Maintenance Landscape, No Through Road, Paved Lane, Playground Nearby, Public Transportation

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 18th, 2025
Days on Market	2
Zoning	Zone 57
Condo Fee	\$265

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