

## \$384,900 - 1 17839 99 Street, Edmonton

MLS® #E4423527

**\$384,900**

3 Bedroom, 3.50 Bathroom, 1,508 sqft

Condo / Townhouse on 0.00 Acres

Elsinore, Edmonton, AB

Rare opportunity to own a custom built Executive Style Townhouse. This original owner and builder townhome is the largest in the area, and has the largest yard. Main floor features gleaming hardwood flooring, gas fireplace and beautiful south facing backyard for summer enjoyment. The kitchen boasts loads of cupboard/countertop space with high end appliances. Upstairs you will find 3 good sized bedrooms, full 4 pc bath, primary bedroom with walk-in closet & 3 pc ensuite. Lower level has entry from O/S garage leading into nice mudroom, with good size rec room, another 3 pc ensuite and laundry room. This is an end unit with the largest yard which can be fenced off. Whole home was professionally painted, carpets cleaned and ready to move in. Great quiet location with easy access to Anthony Henday, parks and walking trails. Won't last long!

Built in 2008

### Essential Information

MLS® #	E4423527
Price	\$384,900
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1



Square Footage	1,508
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	1 17839 99 Street
Area	Edmonton
Subdivision	Elsinore
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 6A6

### Amenities

Amenities	Deck, Detectors Smoke, Exterior Walls- 2"x6", Front Porch, Hot Water Natural Gas, No Smoking Home, Parking-Visitor, Vinyl Windows
Parking	Over Sized, Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	3
Has Basement	Yes
Basement	Partial, Finished

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Landscaped, No Back Lane, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 1st, 2025
Days on Market	49
Zoning	Zone 27
Condo Fee	\$440

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Listing information last updated on April 19th, 2025 at 6:02pm MDT