

## \$307,900 - 72 230 Edwards Drive, Edmonton

MLS® #E4462648

**\$307,900**

4 Bedroom, 2.50 Bathroom, 1,217 sqft

Condo / Townhouse on 0.00 Acres

Ellerslie, Edmonton, AB

Welcome to this well-maintained 3-bedroom, 2.5-bathroom home located in the highly sought-after Stonebridge community of Ellerslie, featuring a single attached garage. This move-in-ready property offers bright, open living spaces with a seamless flow between the kitchen, dining, and living areas. The modern kitchen with appliances. Upstairs, the spacious primary bedroom features a large walk-in closet with custom shelving. Two additional good-sized bedrooms and a full 4-piece bathroom complete the upper level. The fully finished basement includes a large recreation room, a 3-piece bathroom, a laundry area, and a mechanical room with additional storage.

Built in 2003

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4462648  |
| Price          | \$307,900 |
| Bedrooms       | 4         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,217     |
| Acres          | 0.00      |
| Year Built     | 2003      |



|          |                   |
|----------|-------------------|
| Type     | Condo / Townhouse |
| Sub-Type | Townhouse         |
| Style    | 2 Storey          |
| Status   | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 72 230 Edwards Drive |
| Area        | Edmonton             |
| Subdivision | Ellerslie            |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6X 1G7              |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Closet Organizers      |
| Parking   | Single Garage Attached |

### Interior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                       |
| Stories           | 3                                                                               |
| Has Basement      | Yes                                                                             |
| Basement          | Full, Finished                                                                  |

### Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior          | Wood, Vinyl                                            |
| Exterior Features | Airport Nearby, Flat Site, Landscaped, Shopping Nearby |
| Roof              | Asphalt Shingles                                       |
| Construction      | Wood, Vinyl                                            |
| Foundation        | Concrete Perimeter                                     |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 17th, 2025 |
| Days on Market | 14                 |
| Zoning         | Zone 53            |
| Condo Fee      | \$348              |

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 October 31st, 2025 at 4:02pm MDT