## \$307,500 - 41 850 Secord Boulevard, Edmonton

MLS® #E4432818

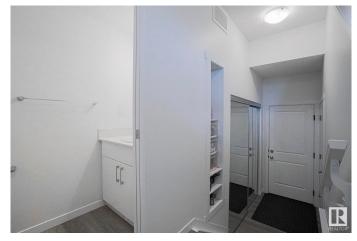
## \$307,500

2 Bedroom, 1.50 Bathroom, 970 sqft Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Incredible Value in West Secord! Welcome to this stylish and well-maintained townhouse located in one of West Edmontonâ $\in^{TM}$ s most desirable communities. Offering 970 sq ft of thoughtfully designed living space, this home is ideal for first-time buyers, young couples, or small families. Enjoy the convenience of a single attached garage and a bright, open main floor featuring upgraded luxury vinyl plank flooring throughout the great room and kitchen. Upstairs, you'll find two spacious bedrooms and a full bathroom â $\in$ " the perfect setup for a cozy starter home. This beautiful unit is move-in ready â $\in$ " all thatâ $\in^{TM}$ s missing is you!







Built in 2022

## **Essential Information**

MLS® #	E4432818
Price	\$307,500
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	970
Acres	0.00
Year Built	2022
Туре	Condo / Townhouse

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Sub-Type	Townhouse	
Style	3 Storey	
Status	Active	
Community Information		
Address	41 850 Secord Boulevard	
Area	Edmonton	
Subdivision	Secord	
City	Edmonton	
County	ALBERTA	
Province	AB	
Postal Code	T5T 7R9	
Amenities		
Amenities	Deck	
Parking	Single Garage Attached	
Interior		
Appliances	Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer	
Heating	Forced Air-1, Natural Gas	
Stories	3	
Has Basement	Yes	
Basement	None, No Basement	
Exterior		
Exterior	Wood, Stone, Vinyl	
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby	
Roof	Asphalt Shingles	
Construction	Wood, Stone, Vinyl	
Foundation	Concrete Perimeter	
Foundation		
Additional Information		
Date Listed	April 25th, 2025	
Days on Market	80	
Zoning	Zone 58	
	<b>A</b> 22	

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Condo Fee

\$90

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