

# **\$662,000 - 1825 Towne Centre Boulevard, Edmonton**

MLS® #E4436875

**\$662,000**

4 Bedroom, 3.50 Bathroom, 2,099 sqft

Single Family on 0.00 Acres

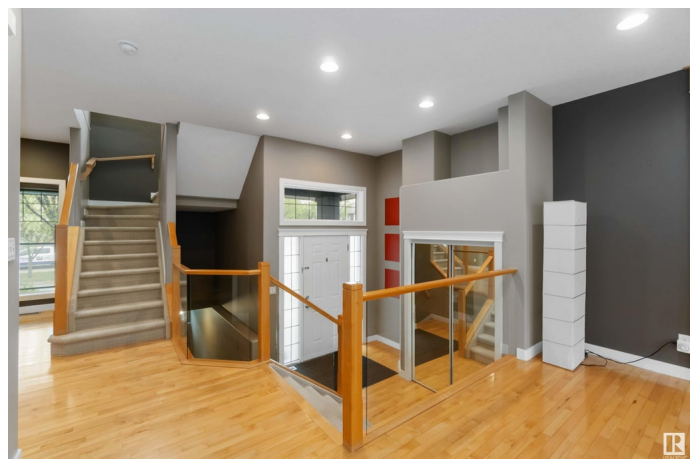
Terwillegar Towne, Edmonton, AB

Gorgeous contemporary elegance in this fully finished former Kanvi showhome. 2098 sq ft plus basement features a foyer with 11.5 ft ceiling to great room with 42" wide fireplace and entertainment centre. Chef's kitchen with maple cabinets, stainless steel appliances including gas range and oversized dining area. Hardwood floors and lots of windows along with flex room opening to front covered verandah, and access from dining area to deck are just some of the features. Open glass staircase leads to master suite/spa and 2 more bedrooms. Ensuite has slate floors, dual sinks, tiled walk in shower plus soaker tub. Basement is bright and spacious with two living areas, child's dream "hideaway", bar with beverage cooler, another bathroom and a large 4th bedroom. Double detached garage has 10 ft ceilings, 9x18 door and a sump pit drain. Fully finished and beautifully decorated and landscaped. The dream is here, make it yours!

Built in 2005

## **Essential Information**

MLS® #	E4436875
Price	\$662,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	2,099
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1825 Towne Centre Boulevard
Area	Edmonton
Subdivision	Terwillegar Towne
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3N8

### Amenities

Amenities	On Street Parking, Air Conditioner, Ceiling 9 ft., Crawl Space, Deck, No Animal Home, No Smoking Home, Vaulted Ceiling, Vinyl Windows, 9 ft. Basement Ceiling
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Heatilator/Fan
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, Public Transportation, Schools, Shopping Nearby

Roof	Vinyl Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 16th, 2025
Days on Market	7
Zoning	Zone 14
HOA Fees	215
HOA Fees Freq.	Annually

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 May 23rd, 2025 at 12:47am MDT