

Courtesy Of Diane L Thomas Of RE/MAX Excellence

\$339,800 - 7 843 Youville Drive, Edmonton

MLS® #E4442995

\$339,800

2 Bedroom, 2.50 Bathroom, 1,464 sqft

Condo / Townhouse on 0.00 Acres

Tawa, Edmonton, AB

This lovely 1464 sq ft, half duplex, features TWO primary suites, each on their own floor, a GARDNERS DELIGHT of a backyard and a FLEX SPACE on the lower level. Enter into a generous front foyer from your ATTACHED GARAGE, then up a few steps to the living room, half bath, kitchen and the dining room that leads to the deck. This deck overlooks a carefully curated yard, situated beside a walkway that leads to a GREENSPACE at the back. Both big bedrooms have walk-in closets and ENSUITES. The lower floor has large windows making a bright space for a FAMILY ROOM, guest space or office. This location is second to none with so many AMENITIES close by, shopping, the Grey Nuns hospital and the Valley Line LRT. Many things to love and it can be yours!

Built in 1993

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4442995 |
| Price | \$339,800 |
| Bedrooms | 2 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,464 |
| Acres | 0.00 |



MAIN LEVEL: GROSS INTERNAL AREA
MAIN LEVEL 944 SF, 2ND LEVEL 520 SF, TOTAL 1464 SF
TOTAL 1464 SF
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

| | |
|------------|-------------------|
| Year Built | 1993 |
| Type | Condo / Townhouse |
| Sub-Type | Half Duplex |
| Style | 5 Level Split |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 7 843 Youville Drive |
| Area | Edmonton |
| Subdivision | Tawa |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6L 6X8 |

Amenities

| | |
|-----------|--|
| Amenities | Deck, No Smoking Home, Parking-Visitor |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Fan-Ceiling, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 5 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Park/Reserve, Public Transportation, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 18th, 2025 |
| Days on Market | 6 |

| | |
|-----------|---------|
| Zoning | Zone 29 |
| Condo Fee | \$340 |

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Listing information last updated on June 24th, 2025 at 3:02am MDT