

## **\$264,800 - 22 4821 Terwillegar Common, Edmonton**

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MLS® #E4408771

### **\$264,800**

2 Bedroom, 2.00 Bathroom, 1,025 sqft

Condo / Townhouse on 0.00 Acres

South Terwillegar, Edmonton, AB

Village at Terwillegar Towne. This stacked townhouse provides over 1300 sq ft of enjoyable living space. Spacious main floor with 9 foot ceilings laminate flooring corner gas fire place, open eat in kitchen with center island and breakfast bar and corner pantry. Sliding patio door out to an east facing oversized balcony. Two bedrooms and four-piece bathroom are also located on this level. In the lower level there is a large recreation room with large bright windows, a second bathroom with three piece steam shower and laundry area. Access to the single oversized attached garage are also on this level.



Built in 2006

### **Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | E4408771          |
| Price          | \$264,800         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,025             |
| Acres          | 0.00              |
| Year Built     | 2006              |
| Type           | Condo / Townhouse |
| Sub-Type       | Carriage          |

|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 22 4821 Terwillegar Common |
| Area        | Edmonton                   |
| Subdivision | South Terwillegar          |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6R 0C5                    |

### Amenities

|           |   |
|-----------|---|
| Amenities | Detectors Smoke, No Smoking Home, See Remarks, Exterior Walls 2"x8" |
| Parking   | Over Sized, Single Garage Attached                                  |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Partial, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Vinyl   |
| Exterior Features | Back Lane, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Brick, Vinyl   |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 2nd, 2024 |
| Days on Market | 216               |
| Zoning         | Zone 14           |
| HOA Fees       | 150               |
| HOA Fees Freq. | Annually          |

Condo Fee                \$513

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Listing information last updated on May 6th, 2025 at 2:32pm MDT