

# \$310,000 - 100 230 Edwards Drive, Edmonton

MLS® #E4434429

**\$310,000**

3 Bedroom, 1.50 Bathroom, 1,211 sqft  
Condo / Townhouse on 0.00 Acres

Ellerslie, Edmonton, AB

**END UNIT | THREE BEDROOMS UP |**  
**MOVE-IN READY** Step into style and comfort in this bright & beautifully updated townhome in the highly desirable community of Ellerslie. This end-unit gem boasts three spacious bedrooms upstairs, including a generous primary suite with a walk-in closet. There is a large full 4-piece bathroom on this level. The main floor welcomes you with an open-concept layout, where the modern kitchen and dining area seamlessly connect to the cozy living room, complete with a gas fireplace—perfect for relaxing nights in. Sliding glass doors lead to your private patio, ideal for summer BBQs. You™ll love the newer vinyl plank flooring, carpet, contemporary paint throughout and the convenience of a main floor powder room & pantry. The attached single garage provides secure parking and added storage. All of this in an unbeatable location—just minutes from parks, schools, shopping, and transit. This is the one you've been waiting for! Some photos virtually staged.

Built in 2003

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4434429  |
| Price    | \$310,000 |
| Bedrooms | 3         |



|                |                   |
|----------------|-------------------|
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,211             |
| Acres          | 0.00              |
| Year Built     | 2003              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 100 230 Edwards Drive |
| Area        | Edmonton              |
| Subdivision | Ellerslie             |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6X 1G7               |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Single Garage Attached |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Unfinished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Airport Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 4th, 2025 |
| Days on Market | 44            |
| Zoning         | Zone 53       |
| Condo Fee      | \$348         |

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