

\$245,000 - 49 1033 Youville Drive, Edmonton

MLS® #E4452462

\$245,000

4 Bedroom, 2.50 Bathroom, 1,158 sqft
Condo / Townhouse on 0.00 Acres

Tawa, Edmonton, AB

Welcome to this beautifully maintained townhouse that combines comfort, convenience, and space for the whole family. This charming two-storey home features a fully finished basement, offering ample room for both relaxation and functionality. Upstairs, you'll find three spacious bedrooms, perfect for growing families or accommodating guests. The additional bedroom in the basement provides even more flexibility—ideal as a guest room, home office, or private retreat. With 2.5 bathrooms, morning routines and busy evenings are made easier for everyone. The layout is both practical and inviting, designed to suit your everyday needs. Enjoy the added benefit of two assigned parking stalls, ensuring hassle-free parking just steps from your door. Situated in a prime and convenient location, this townhouse is just minutes away from shopping centres, parks, schools, the Millwoods LRT station, and Grey Nuns Hospital—making errands, commutes, and access to healthcare a breeze.

Built in 1993

Essential Information

MLS® #	E4452462
Price	\$245,000
Bedrooms	4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,158
Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	49 1033 Youville Drive
Area	Edmonton
Subdivision	Tawa
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 6V9

Amenities

Amenities	Deck, Detectors Smoke, Parking-Visitor
Parking	2 Outdoor Stalls

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Commercial, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 11th, 2025
Days on Market	8
Zoning	Zone 29
Condo Fee	\$325

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 August 19th, 2025 at 8:47pm MDT