

\$349,900 - 17239 4 Street, Edmonton

MLS® #E4453577

\$349,900

2 Bedroom, 1.50 Bathroom, 983 sqft
Single Family on 0.00 Acres

Marquis, Edmonton, AB

Marvellous Marquis town home by Jayman BUILT is affordable and still offers Core Performance features such as SOLAR; triple pane windows; tankless hot water system; HRV and high efficiency furnace. Best of all - NO CONDO FEES! Single attached garage for safety and convenience. The main floor offers spacious great room style with living and dining space and the kitchen is a perfectly designed space. The upper level has two good sized bedrooms and a full bath. There is a balcony to enjoy outdoor living space and the laundry is on the upper level as well. A wonderful affordable home in a great community!



Built in 2025

Essential Information

MLS® #	E4453577
Price	\$349,900
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	983
Acres	0.00
Year Built	2025
Type	Single Family

Sub-Type	Residential Attached
Style	3 Storey
Status	Active

Community Information

Address	17239 4 Street
Area	Edmonton
Subdivision	Marquis
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4G5

Amenities

Amenities	Hot Water Tankless
Parking	Single Garage Attached

Interior

Appliances	Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 15th, 2025
Days on Market	6
Zoning	Zone 51

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 21st, 2025 at 1:17pm MDT