

## \$282,900 - 17415 77 Avenue, Edmonton

MLS® #E4431395

**\$282,900**

3 Bedroom, 1.50 Bathroom, 1,201 sqft

Condo / Townhouse on 0.00 Acres

Callingwood North, Edmonton, AB

One of the Best locations in the complex facing single family homes close to walk ways, school, your back yard faces the private courtyard with walkways beautifully treed. Attached garage, 2 storey townhouse with 3 bedrooms, 2 baths, fully finished basement. The Unit was painted in 2022, main bathroom just repainted with new vanity, new taps, new toilet, new shower head, new bathtub plate, renovated tub & surround, half bath on main floor has new doors on vanity, new carpet on the basement stairs. Separate New water shut off valve in unit outside on east side of building; newer fridge, dishwasher, microwave rangehood April, 2022. Pantry in kitchen. Air ducts cleaned 2 years ago, utility sink in the laundry room. Total privacy but close to all amenities hospital, Whitemud freeway, Anthony Henday, West Edm. Mall, etc.

Built in 1972

### Essential Information

MLS® #	E4431395
Price	\$282,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,201



Acres	0.00
Year Built	1972
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	17415 77 Avenue
Area	Edmonton
Subdivision	Callingwood North
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 0H9

### Amenities

Amenities	Front Porch, No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Insulated, Single Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 16th, 2025
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Days on Market	3
Zoning	Zone 20
Condo Fee	\$372

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Listing information last updated on April 19th, 2025 at 7:32am MDT