

## \$435,000 - 18 1910 Collip View, Edmonton

MLS® #E4431447

**\$435,000**

3 Bedroom, 2.50 Bathroom, 1,590 sqft

Condo / Townhouse on 0.00 Acres

Cavanagh, Edmonton, AB

Welcome to #18 1910 Collip View SW—a rare opportunity to own a townhome in the sold-out community of The Banks of Cavanagh by Parkwood Homes. Nestled alongside the serene Blackmud Creek Ravine, this home offers a perfect blend of nature and urban convenience. Designed with style, comfort, and functionality in mind, this townhome features three spacious bedrooms and 2.5 modern bathrooms, providing ample space for families or professionals. The double attached garage ensures secure parking and additional storage. The unfinished basement offers a blank canvas for your creative vision—whether you envision a home gym, entertainment area, or additional living space, the possibilities are endless. Enjoy easy access to walking trails, top-rated schools, shopping centers, and recreational facilities. Whether you're a first-time homebuyer, expanding your family, or seeking a tranquil retreat, this home caters to all lifestyles. Don't miss out on this exceptional property in a coveted location :)

Built in 2022

### Essential Information

MLS® # E4431447

Price \$435,000



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,590             |
| Acres          | 0.00              |
| Year Built     | 2022              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 18 1910 Collip View |
| Area        | Edmonton            |
| Subdivision | Cavanagh            |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 5H4             |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Parking-Visitor        |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, 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, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 49               |
| Zoning         | Zone 55          |
| Condo Fee      | \$232            |

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Listing information last updated on June 5th, 2025 at 2:47pm MDT