

## \$364,000 - 50 320 Secord Boulevard, Edmonton

MLS® #E4442583

**\$364,000**

3 Bedroom, 2.50 Bathroom, 1,468 sqft

Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Welcome to this impressive 1550 sqft unit with Walk-Out Townhouse, This is a great opportunity for investors and first time home buyer. This condo nestled in a favourite community of Secord which is near to lots of amenities and easy access to Anthony Henday and Yellowhead trail. 3 bedrooms and 2.5 baths, open concept layout in the main floor, perfect for both relaxing in or entertaining guests with ease. This home is 2 years old, featuring modern finishes and high-end fixtures throughout. quartz countertops for the kitchen and bathrooms, stainless steel appliances, huge storage space. The primary room has Ensuite and walk in closet, and 2 additional bedrooms. Enjoy the backing to green the main level deck or walkout basement patio. lots natural light floods through lots of large windows.

Built in 2023

### Essential Information

MLS® #	E4442583
Price	\$364,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,468



Acres	0.00
Year Built	2023
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	50 320 Secord Boulevard
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7E8

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Single 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	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 16th, 2025
Days on Market	47
Zoning	Zone 58
Condo Fee	\$212

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