

## **\$433,800 - 7090 South Terwillegar Drive, Edmonton**

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MLS® #E4439049

**\$433,800**

3 Bedroom, 2.50 Bathroom, 1,335 sqft

Condo / Townhouse on 0.00 Acres

South Terwillegar, Edmonton, AB

Welcome to this beautiful 2 storey half duplex, located in a quiet keyhole in desirable South Terwillegar w/ park views. Built by Landmark Homes, this home boasts an open concept main floor plan w/ vinyl planking. The living room is cozy with a large window overlooking the large backyard w/ access to your deck. The kitchen features quartz countertops, stainless steel appliances, ceiling high cabinetry, subway tile backsplash, a large island w/ eating bar. Upstairs find three well-sized bedrooms. The spacious primary bedroom has a 3 pc ensuite w/ an oversized shower & a walk-in closet. A 4 pc main bath, laundry & 2 other bedrooms complete this level. The basement has plumbing rough-ins & awaits development. Features incl fresh paint, prof cleaned, carpets cleaned, a single attached garage, K2 stonework, fully landscaped large fenced lot & visitor parking. Super convenient location close to Rabbit Hill Crossing & Anthony Henday. Walking distance to parks & walking trails. A must see!



Built in 2013

### **Essential Information**

MLS® # E4439049

Price \$433,800

Bedrooms 3

|                |                   |
|----------------|-------------------|
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,335             |
| Acres          | 0.00              |
| Year Built     | 2013              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 7090 South Terwillegar Drive |
| Area        | Edmonton                     |
| Subdivision | South Terwillegar            |
| City        | Edmonton                     |
| County      | ALBERTA                      |
| Province    | AB                           |
| Postal Code | T6R 0V1                      |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Ceiling 9 ft.          |
| 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          | Full, Unfinished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Fenced, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

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

**School Information**

|            |                           |
|------------|---------------------------|
| Elementary | NellieCarlson/A.JosephMac |
| Middle     | NellieCarlson/A.JosephMac |
| High       | LillianOsborne/MMM        |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 18             |
| Zoning         | Zone 14        |
| Condo Fee      | \$107          |

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Listing information last updated on June 16th, 2025 at 6:47pm MDT