

## \$348,888 - 4029 Orchards Drive, Edmonton

MLS® #E4442429

**\$348,888**

3 Bedroom, 2.50 Bathroom, 1,218 sqft

Condo / Townhouse on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Behold, this bright and beautiful 3-bedroom at The Grove Townhome in the community of The Orchards At Ellerslie. Offering a 1,217 sq ft of open-concept living, filled with natural light, a private fenced yard with a natural gas BBQ hookup and fronting onto a park, walking path and green space. You'll love the modern layout, spacious kitchen with quartz countertops, stainless steel appliances and double attached garage for ultimate convenience. Located in one of Edmonton's most sought-after communities, you're just minutes from the airport, schools, public transit, shopping and The Orchards Residents Association clubhouse which includes a skating rink, splash park, tennis and basketball courts, playground, and year-round community programming. Whether you're a young family, first-time buyer, or savvy investor—this home checks all the boxes. Move-in ready, stylish, and in a vibrant neighbourhood with ample visitor parking—this one is a must-see!

Built in 2014

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4442429  |
| Price     | \$348,888 |
| Bedrooms  | 3         |
| Bathrooms | 2.50      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,218             |
| Acres          | 0.00              |
| Year Built     | 2014              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 4029 Orchards Drive       |
| Area        | Edmonton                  |
| Subdivision | The Orchards At Ellerslie |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6X 1V2                   |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Off Street Parking, On Street Parking, Closet Organizers, Club House, Front Porch, Hot Water Electric, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Racquet Courts, Recreation Room/Centre, Tennis Courts, Natural Gas BBQ Hookup |
| Parking Spaces | 2   |
| Parking        | Double Garage Attached  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Countertop Electric, Washer |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | None, Partially Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Airport Nearby, Back Lane, Fenced, Golf Nearby, Low Maintenance |

Landscape, Paved Lane, Picnic Area, Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby

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

### School Information

|            |                           |
|------------|---------------------------|
| Elementary | DIVINE MERCY CATHOLIC SCH |
| Middle     | FATHER MICHAEL MIREU CATH |
| High       | SHAUNA MAY SENECA SHOOL   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 13th, 2025 |
| Days on Market | 3               |
| Zoning         | Zone 53         |
| HOA Fees       | 449.99          |
| HOA Fees Freq. | Annually        |
| Condo Fee      | \$259           |

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 June 15th, 2025 at 10:02pm MDT