

\$289,900 - 161 Royal Road, Edmonton

MLS® #E4465112

\$289,900

4 Bedroom, 2.50 Bathroom, 1,301 sqft

Condo / Townhouse on 0.00 Acres

Royal Gardens (Edmonton), Edmonton, AB

Welcome to the beautiful Royal Gardens neighbourhood! This large 4 bedroom townhome with 3 bathrooms is an end unit & feels like a house with the private fenced back yard! Great south-central location is just south of the University and close access to the Whitemud and transit. Many updates including newer appliances (stove 2025), newer HE Furnace (2019), Hot water tank (2025), and newer windows. This unit is move in ready. Large full bathroom upstairs with double sink and 4 spacious bedrooms. Half bath on main level with large eat in kitchen, large living room area with space for a formal dining room. Garden doors to a deck and private enclosed sunny yard from living room. Down stairs there is a large 3 piece bath, huge storage area with included shelving and laundry. Basement also has a large open area w/ 2 windows that is ready for your finishing touches: could be another large living area, or potential for 2 more bedrooms! Very well cared for building, condo fee is only \$300. Pet friendly building.

Built in 1968

Essential Information

MLS® # E4465112

Price \$289,900

Bedrooms 4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,301
Acres	0.00
Year Built	1968
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	161 Royal Road
Area	Edmonton
Subdivision	Royal Gardens (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5J 2E7

Amenities

Amenities	Hot Water Natural Gas, Parking-Plug-Ins
Parking	Parking Pad Cement/Paved, Stall

Interior

Appliances	Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Landscaped, Low Maintenance Landscape, No Back Lane, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed November 7th, 2025

Days on Market 2

Zoning Zone 16

Condo Fee \$300

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 November 9th, 2025 at 4:17am MST