\$598,000 - 2036 Towne Centre Boulevard, Edmonton

MLS® #E4396725

\$598,000

7 Bedroom, 4.00 Bathroom, 2,157 sqft Single Family on 0.00 Acres

Terwillegar Towne, Edmonton, AB

Excellent location! Stunning High Quality Build by Burke Perry Master Builder; 6 bedrooms+ one DEN. 24 by 24 heated garage. Short walk to Terwillegar Recreation centre / LillianOsborne and Mother Margaret Schools/ Leger transit centre. Many features include nine foot ceilings on main and lower levels. Low E vinyl window throughout, Air tight insulation, central, central air conditioner, brand new high efficient 40 gal hot water tank and more. Main floor features one bedroom with adjacent 3 piece bathroom, Kitchen with walk in pantry, laundry room with sink and cupboards. Upstairs features a Master Suite with extensive windows, 5 piece luxury en suite, walk in closet. 2 bedrooms + den. Lower level with 8ft ceiling a huge family room with fireplace, brand new vinyl floor, a kitchen, 2 bedrooms and 4 piece bathroom. Home is over 3000 square feet of developed space.







Built in 2006

Essential Information

MLS® #	E4396725
Price	\$598,000
Bedrooms	7
Bathrooms	4.00
Full Baths	4
Square Footage	2,157

Acres	0.00
Year Built	2006
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2036 Towne Centre Boulevard
Area	Edmonton
Subdivision	Terwillegar Towne
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3M7

Amenities

- Amenities Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", Front Porch, Guest Suite, Hot Water Natural Gas, Insulation-Upgraded, No Animal Home, No Smoking Home, Parking-Extra, Patio, Smart/Program. Thermostat, R.V. Storage, Vinyl Windows, Wall Unit-Built-In
- Parking Double Garage Detached, RV Parking

Interior

Interior Features	ensuite bathroom		
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In,		
	Dryer, Freezer, Furniture Included, Garage Opener, Hood Fan,		
	Oven-Microwave, Refrigerator, Satellite TV Dish, Stove-Electric, Vacuum		
	System Attachments, Vacuum Systems, Washer		
Heating	Forced Air-1, Natural Gas		
Fireplace	Yes		
Fireplaces	Stone Facing, Three Sided		
Stories	3		
Has Basement	Yes		
Basement	Full, Finished		

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Back Lane, Fenced, Landscaped, Level Land, Low

	Maintenance Landscape, Paved Lane, Public Transportation, Ravine View, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot, Vegetable Garden, View Downtown	
	Garden, view Downlown	
Roof	Asphalt Shingles	
Construction	Wood, Vinyl	
Foundation	Concrete Perimeter	

Additional Information

Date Listed	July 10th, 2024
Days on Market	283
Zoning	Zone 14
HOA Fees	150
HOA Fees Freq.	Annually

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