

Courtesy Of Thomas G Stevenson Of 2% Realty Pro

\$269,000 - #25 3305 Orchards Link Sw, Edmonton

MLS® #E4421644

\$269,000

2 Bedroom, 1.00 Bathroom, 794 sqft

Condo / Townhouse on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Welcome to this stunning townhome in the sought-after Orchards at Ellerslie! This charming, south-facing unit shows true pride of ownership and is meticulously maintained. As you step inside, you'll be greeted by impressive 12' vaulted ceilings and an open, modern layout. The kitchen is equipped with sleek stainless steel appliances and beautiful granite countertops. The spacious living area is bright and welcoming, perfect for hosting guests. Step outside to the expansive south-facing balcony, featuring a gas BBQ line, and enjoy views of the lovely fenced front yard. This home includes two bedrooms, a full 4-piece bathroom, and convenient in-suite laundry. The highly desirable complex is ideally located near schools, walking/cycling paths, shopping, and fitness centers, and residents enjoy access to an exclusive clubhouse and 8 acres of green space for running or skating. Welcome home!



Built in 2017

Essential Information

| | |
|------------|-----------|
| MLS® # | E4421644 |
| Price | \$269,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |

Square Footage 794
Acres 0.00
Year Built 2017
Type Condo / Townhouse
Sub-Type Townhouse
Style 2 Storey
Status Active

Community Information

Address #25 3305 Orchards Link Sw
Area Edmonton
Subdivision The Orchards At Ellerslie
City Edmonton
County ALBERTA
Province AB
Postal Code T6X 2H1

Amenities

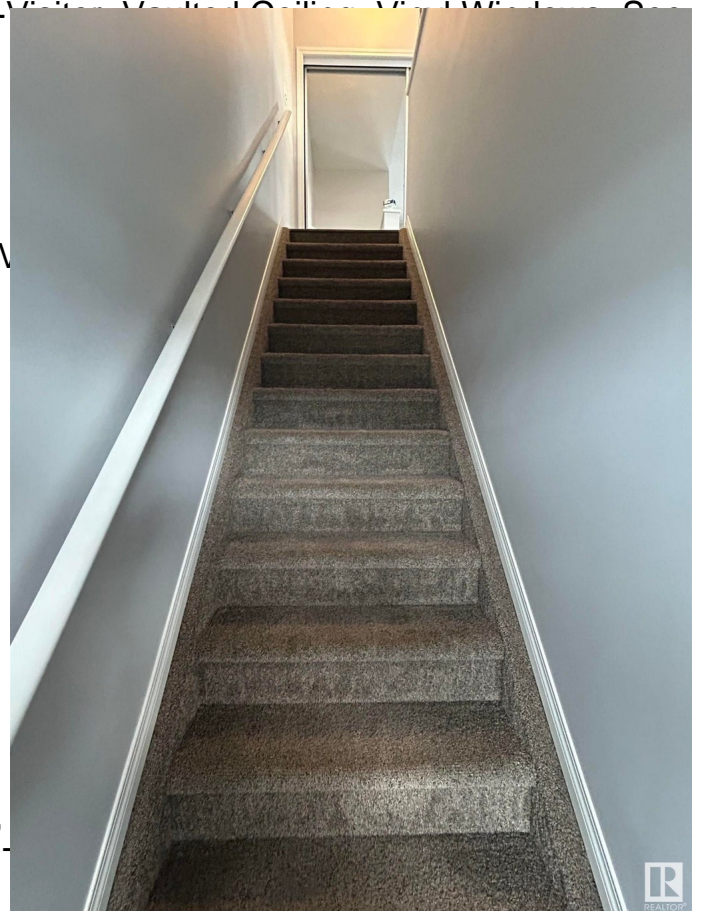
Amenities No Smoking Home, Parking-Visitor, Walk-In Closets, Walk-In Pantry, Granite
Remarks
Parking Single Garage Attached

Interior

Appliances Dishwasher-Built-In, Dryer, Microwave, Stove, Refrigerator, Dishwasher, Range Hood, Window Coverings
Heating Forced Air-1, Natural Gas
Fireplace Yes
Fireplaces See Remarks
Stories 2
Has Basement Yes
Basement None, No Basement

Exterior

Exterior Wood, Vinyl
Exterior Features Airport Nearby, Golf Nearby, Playground Nearby, Public Transit, See Remarks
Roof Asphalt Shingles
Construction Wood, Vinyl



Foundation Concrete Perimeter

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 14th, 2025 |
| Days on Market | 28 |
| Zoning | Zone 53 |
| HOA Fees | 450 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$205 |

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Listing information last updated on March 14th, 2025 at 2:32am MDT