

Courtesy Of Erin Holowach Of ComFree

\$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 |
| Type | 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

Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed July 10th, 2024
Days on Market 272
Zoning Zone 14
HOA Fees 150
HOA Fees Freq. Annually

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Listing information last updated on April 8th, 2025 at 8:02am MDT