

Courtesy Of Wally Karout Of Royal Lepage Arteam Realty

# \$379,998 - 33 525 Secord Boulevard, Edmonton

MLS® #E4440012

**\$379,998**

3 Bedroom, 2.50 Bathroom, 1,207 sqft  
Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Welcome to this brand new townhouse unit the **â€œBentleyâ€** Built by StreetSide Developments and is located in one of Edmonton's newest premier west communities of Secord Heights. With almost 1210 square Feet, front and back yard is landscaped, this opportunity is perfect for a young family or young couple. Your main floor is complete with Luxury Vinyl plank flooring throughout the great room and the kitchen. Highlighted in your new kitchen are upgraded cabinets, upgraded counter tops and a tile back splash. Finishing off the main level is a 2 piece bathroom. The upper level has 3 bedrooms and 2 full bathrooms that is perfect for a first time buyer. \*\*\* Photos used are from the exact style home recently built actual photos will be uploaded shortly \*\*\*

Built in 2024

## Essential Information

MLS® #	E4440012
Price	\$379,998
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,207
Acres	0.00



Year Built	2024
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	33 525 Secord Boulevard
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4A4

### **Amenities**

Amenities	See Remarks
Parking	Parking Pad Cement/Paved

### **Interior**

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 2nd, 2025
Days on Market	14

Zoning	Zone 58
Condo Fee	\$75

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Listing information last updated on June 16th, 2025 at 4:32pm MDT