

## **\$310,000 - 24 7293 South Terwillegar Drive, Edmonton**

MLS® #E4434287

**\$310,000**

2 Bedroom, 2.50 Bathroom, 1,738 sqft

Condo / Townhouse on 0.00 Acres

South Terwillegar, Edmonton, AB

Welcome to this spacious, beautifully designed townhome with a unique multi-level layout. The entry features high ceilings over the stairwell, leading to the main living area with a large peninsula kitchen, open-concept living room, gas fireplace, air conditioning, and private balcony. A generous laundry/storage room and 2-pc bath complete this level. Upstairs offers two large bedrooms, including a stunning primary with vaulted ceilings, an oversized walk-in closet, and a luxurious 5-pc ensuite. A well-appointed 4-pc main bath serves the second bedroom. Extras include an unfinished basement with development potential, single attached garage, and excellent location—steps to transit, Constable Dan Goodall Park, groceries, restaurants, and more. Comfort, space, and convenience all in one exceptional home.

Built in 2007

### **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4434287  |
| Price          | \$310,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,738     |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2007              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 3 Storey          |
| Status     | Active            |

### Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 24 7293 South Terwillegar Drive |
| Area        | Edmonton                        |
| Subdivision | South Terwillegar               |
| City        | Edmonton                        |
| County      | ALBERTA                         |
| Province    | AB                              |
| Postal Code | T6R 0N5                         |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Ceiling 9 ft., Closet Organizers, Detectors Smoke, No Smoking Home, Parking-Visitor, Vaulted Ceiling, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking   | Insulated, Over Sized, Single Garage Attached  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Corner, Mantel, Tile Surround  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Airport Nearby, No Through Road, Park/Reserve, Playground Nearby, Private Setting, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 3rd, 2025  
Days on Market                29  
Zoning                              Zone 14  
Condo Fee                        \$660



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