

## \$389,998 - 59 525 Secord Boulevard, Edmonton

MLS® #E4459843

**\$389,998**

3 Bedroom, 2.50 Bathroom, 1,250 sqft

Condo / Townhouse on 0.00 Acres

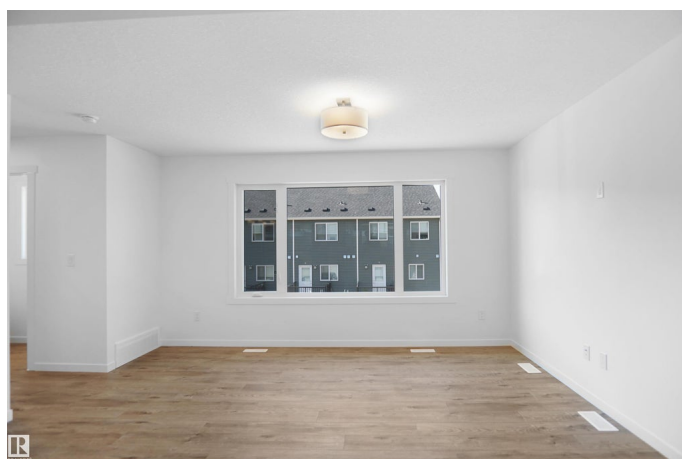
Secord, Edmonton, AB

This is StreetSide Developments the "Ivy" model. This innovative home design with the ground level featuring a double oversized attached garage that leads to the front entrance/foyer. It features a large kitchen with a center island. The cabinets are modern and there is a full back splash & quartz counter tops throughout. It is open to the living room and the living room features lots of windows that makes it super bright. . The deck has a vinyl surface & glass with aluminum railing that is off the living room. This home features 3 bedrooms with with 2.5 baths. The flooring is luxury vinyl plank & carpet. Maintenance fees are \$75/month. It is professionally landscaped. Visitor parking on site.\*\*\*Home is under construction and the photos of a recently built home colors may vary, this home will be complete by next week and photos will be updated \*\*\*

Built in 2025

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4459843  |
| Price      | \$389,998 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                   |
|----------------|-------------------|
| Square Footage | 1,250             |
| Acres          | 0.00              |
| Year Built     | 2025              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 59 525 Secord Boulevard |
| Area        | Edmonton                |
| Subdivision | Secord                  |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T5T 7V3                 |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 3                         |
| Has Basement      | Yes                       |
| Basement          | None, No Basement         |

### Exterior

|                   |                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                    |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                               |
| Construction      | Wood, Vinyl                                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                             |

### Additional Information

|             |                      |
|-------------|----------------------|
| Date Listed | September 26th, 2025 |
|-------------|----------------------|

|                |         |
|----------------|---------|
| Days on Market | 8       |
| Zoning         | Zone 58 |
| Condo Fee      | \$75    |

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Listing information last updated on October 4th, 2025 at 7:17pm MDT