

## \$259,000 - 36 671 Silver Berry Road, Edmonton

MLS® #E4432302

**\$259,000**

2 Bedroom, 2.00 Bathroom, 924 sqft

Condo / Townhouse on 0.00 Acres

Silver Berry, Edmonton, AB

Better than new! This 2 bedroom condo shows perfect, comes with all the appliances(upgraded appliances) modern decor, natural maple cabinets, tons of storage, air conditioning, window coverings...you can't spend any more money here cause it is already done! Single car garage and stall in front of unit. For someone Christmas will come twice.

Built in 2005

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4432302          |
| Price          | \$259,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 924               |
| Acres          | 0.00              |
| Year Built     | 2005              |
| Type           | Condo / Townhouse |
| Sub-Type       | Carriage          |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|         |                          |
|---------|--------------------------|
| Address | 36 671 Silver Berry Road |
| Area    | Edmonton                 |



|             |              |
|-------------|--------------|
| Subdivision | Silver Berry |
| City        | Edmonton     |
| County      | ALBERTA      |
| Province    | AB           |
| Postal Code | T6T 0B7      |

### Amenities

|           |                                   |
|-----------|-----------------------------------|
| Amenities | Parking-Plug-Ins, Parking-Visitor |
| Parking   | Single Garage Detached            |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | See Remarks, Unfinished  |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior          | Wood, Stone, Vinyl       |
| Exterior Features | Landscaped, Park/Reserve |
| Roof              | Asphalt Shingles         |
| Construction      | Wood, Stone, Vinyl       |
| Foundation        | Concrete Perimeter       |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 23rd, 2025 |
| Days on Market | 7                |
| Zoning         | Zone 30          |
| Condo Fee      | \$365            |

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Listing information last updated on April 30th, 2025 at 6:32pm MDT