

# \$374,998 - 14 525 Secord Boulevard, Edmonton

MLS® #E4416728

## \$374,998

3 Bedroom, 2.50 Bathroom, 1,206 sqft  
Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Welcome to this brand new townhouse unit the "Bentley" 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. This unit is now move in ready!

Built in 2024

### Essential Information

MLS® #	E4416728
Price	\$374,998
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,206
Acres	0.00
Year Built	2024



Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	14 525 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	December 30th, 2024
Days on Market	73
Zoning	Zone 58

Condo Fee            \$75

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