

\$419,000 - 13 603 Orchards Boulevard, Edmonton

MLS® #E4428768

\$419,000

3 Bedroom, 2.50 Bathroom, 1,478 sqft
Condo / Townhouse on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Welcome to this stunning 2023-built townhouse, offering the perfect blend of modern style and functionality. This spacious corner-lot home features three bedrooms, two and a half bathrooms, and a Unfinished basement. Enjoy the convenience of an attached double-car garage with visitor parking just behind the house. Step inside to find an open-concept layout that seamlessly connects the living, dining, and kitchen areas. The sleek kitchen is perfect for cooking enthusiasts, and the spacious bedrooms provide a comfortable retreat at the end of the day. Outside, youâ€™ll love the deck area, ideal for outdoor relaxation and entertaining. Plus, with parks, playgrounds, and various amenities just a short distance away, this location has it all. Donâ€™t miss the chance to make this beautiful townhouse your new home!

Built in 2023

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4428768 |
| Price | \$419,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,478 |



| | |
|------------|-------------------|
| Acres | 0.00 |
| Year Built | 2023 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 13 603 Orchards Boulevard |
| Area | Edmonton |
| Subdivision | The Orchards At Ellerslie |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6X 2W8 |

Amenities

| | |
|-----------|-----------------------------------------------------------------------|
| Amenities | Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--------------------------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Airport Nearby, Corner Lot, Golf Nearby, Schools |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|-------------|-----------------|
| Date Listed | April 3rd, 2025 |
|-------------|-----------------|

| | |
|----------------|----------|
| Days on Market | 2 |
| Zoning | Zone 53 |
| HOA Fees | 450 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$161 |

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Listing information last updated on April 4th, 2025 at 11:32pm MDT