

## \$369,000 - 67 723 172 Street, Edmonton

MLS® #E4435618

**\$369,000**

4 Bedroom, 3.50 Bathroom, 1,530 sqft

Condo / Townhouse on 0.00 Acres

Windermere, Edmonton, AB

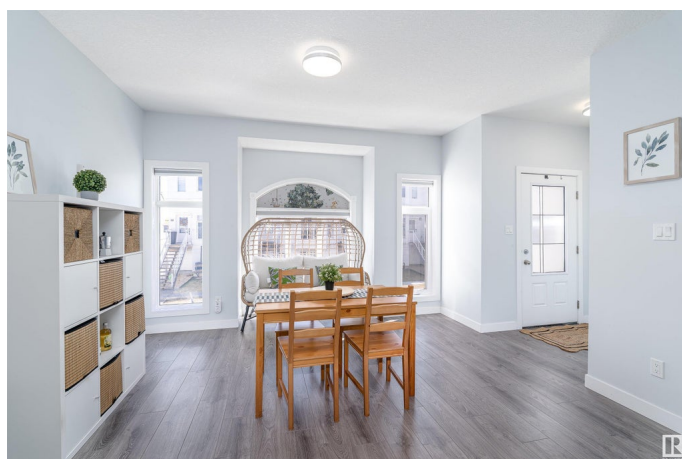
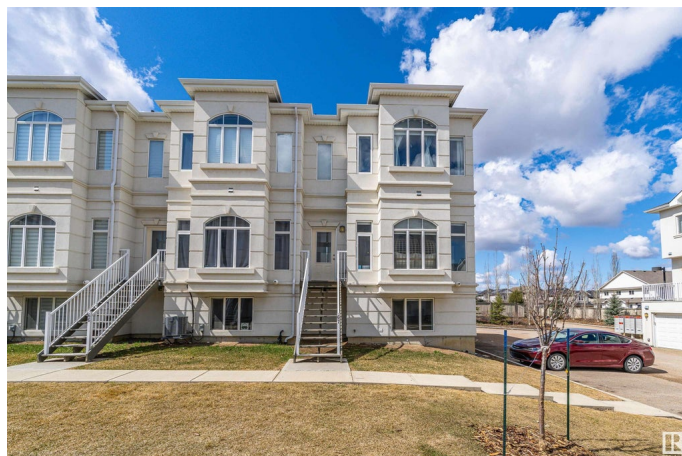
This stunning end-unit townhome, facing a beautifully landscaped courtyard, offers 4 beds and 3.5 baths across 3 fully finished level, complete with an attached double garage & numerous upgrades throughout. The main floor boasts a spacious dining room and living area, an open-concept kitchen, upgraded double pantry and a beautiful private patio. A convenient 2-piece powder room completes the main level. Upstairs, you'll find 3 generously sized bedrooms, including a spacious primary suite with a walk-in closet, upgraded barn door, & a modern 3-piece ensuite. The upgraded laundry area includes a large washer & dryer, plus enhanced linen storage. A 4-piece main bath serves the additional 2 bedrooms. The fully finished basement includes a 4th bedroom with its own bath, ideal for a guest suite, home office, or flex room. Access to the garage is conveniently located just down the hall. Located within walking distance to the Currents of Windermere, you'll enjoy easy access to shopping, dining, and entertainment.

Built in 2017

### Essential Information

MLS® # E4435618

Price \$369,000



|                |                   |
|----------------|-------------------|
| Bedrooms       | 4                 |
| Bathrooms      | 3.50              |
| Full Baths     | 3                 |
| Half Baths     | 1                 |
| Square Footage | 1,530             |
| Acres          | 0.00              |
| Year Built     | 2017              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 67 723 172 Street |
| Area        | Edmonton          |
| Subdivision | Windermere        |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6W 2N6           |

### Amenities

|           |   |
|-----------|---|
| Amenities | Ceiling 9 ft., Deck, Detectors Smoke, Parking-Visitor |
| Parking   | Double Garage Attached                                |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioner-Window, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Partial, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 3             |
| Zoning         | Zone 56       |
| Condo Fee      | \$341         |

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Listing information last updated on May 12th, 2025 at 10:02am MDT