

Courtesy Of Craig D Hummel Of RE/MAX River City

## **\$374,900 - 51 850 Secord Boulevard, Edmonton**

MLS® #E4455600

**\$374,900**

3 Bedroom, 2.50 Bathroom, 1,348 sqft  
Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

West end living is just better!!! Schools in every direction, close to the new LRT expansion, new rec centre and shopping & transit within walking distance! This modern townhome is in like new condition & features LOW condo fees, a large double attached garage, plenty of storage, a washer/dryer off the main entrance. Up the stairs you will find an open concept main floor with large living space, dining area & large kitchen with plenty of quartz counter space & room for large gatherings. The main floor is complete with a patio & a well situated 2 piece bathroom away from the eating area. Making your way upstairs there is everything for the young & growing family! The primary features a large walk in closet & a four piece bath ensuite, Two additional good sized rooms complete this level with a four piece bathroom. The townhouse is located with easy access to major roadways, shopping, golf, the river cree casino & Costco. If its a first time home, downsizing or an investment - this one checks all the boxes!

Built in 2022

### **Essential Information**

MLS® # E4455600

Price \$374,900



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,348             |
| Acres          | 0.00              |
| Year Built     | 2022              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 3 Storey          |
| Status         | Active            |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 51 850 Secord Boulevard |
| Area        | Edmonton                |
| Subdivision | Secord                  |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T5T 7R9                 |

### Amenities

|           |                                                                       |
|-----------|-----------------------------------------------------------------------|
| Amenities | On Street Parking, Parking-Extra, Parking-Visitor, Patio, See Remarks |
| Parking   | Double Garage Attached                                                |

### Interior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                        |
| Appliances        | Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Wine/Beverage Cooler |
| Heating           | Forced Air-1, Natural Gas                                                                               |
| Stories           | 3                                                                                                       |
| Has Basement      | Yes                                                                                                     |
| Basement          | None, No Basement                                                                                       |

### Exterior

|                   |                                                                                                                                          |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                              |
| Exterior Features | Fenced, Golf Nearby, No Back Lane, 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    | September 2nd, 2025 |
| Days on Market | 16                  |
| Zoning         | Zone 58             |
| Condo Fee      | \$139               |

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Listing information last updated on September 18th, 2025 at 9:02am MDT