

## \$319,999 - 35 380 Silver Berry Road, Edmonton

MLS® #E4445421

**\$319,999**

3 Bedroom, 1.50 Bathroom, 1,232 sqft

Condo / Townhouse on 0.00 Acres

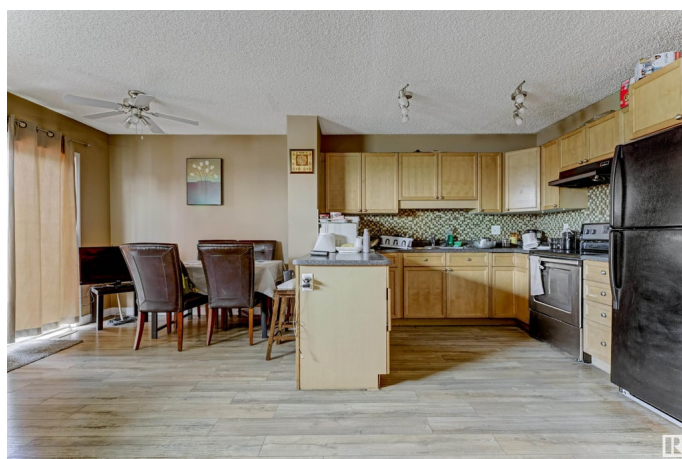
Silver Berry, Edmonton, AB

Welcome to this beautiful two-story townhouse located in Silverberry Pointe. This home boasts an attached single-car garage and an abundance of natural light throughout. The main floor features a spacious open-concept kitchen, living, and dining area—perfect for entertaining and comfortable family living. Upstairs, you’ll find three generously sized bedrooms along with a full bathroom. Additionally, the partially finished basement offers extra living or recreational space. The property is beautifully landscaped and fenced, providing both privacy and curb appeal.

Built in 2007

### Essential Information

MLS® #	E4445421
Price	\$319,999
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,232
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey



Status	Active
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### Community Information

Address	35 380 Silver Berry Road
Area	Edmonton
Subdivision	Silver Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0G4

### Amenities

Amenities	Deck
Parking	Single Garage Attached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 1st, 2025
Days on Market	48
Zoning	Zone 30
Condo Fee	\$225

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