

\$394,900 - 22778 97 Avenue, Edmonton

MLS® #E4451480

\$394,900

3 Bedroom, 2.50 Bathroom, 1,507 sqft

Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Welcome to this stylish 2022-built 3 bedroom, 2.5 bathroom townhouse condo in the desirable community of Secord! This modern home offers a spacious open-concept layout with vinyl plank and carpet throughout. The lower level features a flex space at the entry, perfect for a home office or bonus room. On the main floor, enjoy a bright living/dining area and a sleek kitchen with stainless steel appliances, quartz countertops, centre island, pantry, and access to your private rear balcony. Upstairs you'll find 3 bedrooms, including a spacious primary suite with a 4pc ensuite, plus a full bath and convenient upstairs laundry. The home also includes a charming front porch and a double attached garage. Low condo fees make this property even more attractive. Located near schools, shopping, parks, and trails, with easy access to Anthony Henday, Whitemud Drive, and Hwy 16 – this home combines comfort, convenience, and style in one perfect package. All it needs is YOU!

Built in 2021

Essential Information

MLS® # E4451480

Price \$394,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,507
Acres	0.00
Year Built	2021
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	22778 97 Avenue
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7S6

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Front Porch, Patio
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Golf Nearby, Landscaped, Playground Nearby, Public

	Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	David Thomas King School
Middle	David Thomas King School
High	Jasper Place School

Additional Information

Date Listed	August 6th, 2025
Days on Market	6
Zoning	Zone 58
Condo Fee	\$303

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 12th, 2025 at 5:02am MDT