

Courtesy Of Diane L Thomas Of RE/MAX Excellence

\$339,800 - 7 843 Youville Drive, Edmonton

MLS® #E4442995

\$339,800

2 Bedroom, 2.50 Bathroom, 1,464 sqft

Condo / Townhouse on 0.00 Acres

Tawa, Edmonton, AB

This lovely 1464 sq ft, half duplex, features TWO primary suites, each on their own floor, a GARDNERS DELIGHT of a backyard and a FLEX SPACE on the lower level. Enter into a generous front foyer from your ATTACHED GARAGE, then up a few steps to the living room, half bath, kitchen and the dining room that leads to the deck. This deck overlooks a carefully curated yard, situated beside a walkway that leads to a GREENSPACE at the back. Both big bedrooms have walk-in closets and ENSUITES. The lower floor has large windows making a bright space for a FAMILY ROOM, guest space or office. This location is second to none with so many AMENITIES close by, shopping, the Grey Nuns hospital and a 5 minute walk to the Valley Line LRT. Many things to love and it can be yours!

Built in 1993

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4442995 |
| Price | \$339,800 |
| Bedrooms | 2 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,464 |
| Acres | 0.00 |



MAIN LEVEL: GROSS INTERNAL AREA
MAIN LEVEL 944 SF, 2ND FLOOR 520 SF, TOTAL 1464 SF
TOTAL 1464 SF
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

| | |
|------------|-------------------|
| Year Built | 1993 |
| Type | Condo / Townhouse |
| Sub-Type | Half Duplex |
| Style | 5 Level Split |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 7 843 Youville Drive |
| Area | Edmonton |
| Subdivision | Tawa |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6L 6X8 |

Amenities

| | |
|-----------|--|
| Amenities | Deck, No Smoking Home, Parking-Visitor |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Fan-Ceiling, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 5 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Park/Reserve, Public Transportation, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 18th, 2025 |
| Days on Market | 16 |

| | |
|-----------|---------|
| Zoning | Zone 29 |
| Condo Fee | \$340 |

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Listing information last updated on July 4th, 2025 at 9:18am MDT