

\$310,000 - 65 603 Watt Boulevard, Edmonton

MLS® #E4457151

\$310,000

2 Bedroom, 2.50 Bathroom, 1,336 sqft

Condo / Townhouse on 0.00 Acres

Walker, Edmonton, AB

Delightful 3-storey townhome with incredible natural light in the heart of Walker is perfect location to call home! Steps to local school, shopping amenities & backs onto walking trail/green space that enhances serene ambience of surroundings. Home features 2 executive master suites, each with private ensuite & WIC, upper-level laundry closet PLUS, heated, tandem garage (can accommodate 2 cars +) that leads into home via main-level foyer with ample storage. There is a man-door off garage for easy access to west facing back yard. A few steps up, you are greeted with upper-level GREAT ROOM with cozy balcony off spacious kitchen that is adorned with abundance of espresso cabinetry, pantry & raised peninsula bar. Living/dining area is a great space to entertain with gas fireplace & large windows for array of natural light. Desired neutral pallet throughout, central A/C, hardwood on main level, plus powder room. Reasonable condo fees for maintenance free living. Don't let this one slip away! MUST SEE HOME!

Built in 2009

Essential Information

MLS® # E4457151

Price \$310,000



Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,336
Acres	0.00
Year Built	2009
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	65 603 Watt Boulevard
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0P3

Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, Parking-Visitor, Storage-In-Suite, Television Connection, Vinyl Windows
Parking Spaces	3
Parking	Single Garage Attached, Tandem

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, See Remarks, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Mantel
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Flat Site, Golf Nearby, Landscaped, Level Land, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Corpus Christie Catholic
Middle	ELLERSLIE CAMPUS K-9
High	ELDER DR. FRANCIS WHISKEY

Additional Information

Date Listed	September 11th, 2025
Days on Market	4
Zoning	Zone 53
Condo Fee	\$227

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