

# \$175,000 - 210 3207 James Mowatt Trail, Edmonton

MLS® #E4459923

**\$175,000**

2 Bedroom, 1.00 Bathroom, 657 sqft  
Condo / Townhouse on 0.00 Acres

Allard, Edmonton, AB

Ready to move in. Very very convenient and comfortable living. Public Transportation, Elementary, and High Schools, Superstore, Shoppers, fast food and all kinda restaurants close by. -Freshly renovated - with fresh painting and vinyl flooring offers ensuite laundry, 2 Bedrooms, one Washroom, Kitchen, Dining and living areas and a huge Balcony.

Built in 2016

## Essential Information

MLS® #	E4459923
Price	\$175,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	657
Acres	0.00
Year Built	2016
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

## Community Information

Address	210 3207 James Mowatt Trail
Area	Edmonton



Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3L6

### **Amenities**

Amenities	Deck
Parking	Stall

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

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

### **School Information**

Elementary	Dr. Lila Fahlman School
Middle	Dr. Lila Fahlman School
High	Dr. Anne Anderson

### **Additional Information**

Date Listed	September 27th, 2025
Days on Market	39
Zoning	Zone 55
Condo Fee	\$335

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Listing information last updated on November 5th, 2025 at 4:02am MST