

## \$430,800 - 7086 South Terwillegar Drive, Edmonton

MLS® #E4449794

**\$430,800**

3 Bedroom, 2.50 Bathroom, 1,335 sqft

Condo / Townhouse on 0.00 Acres

South Terwillegar, Edmonton, AB

Beautiful 2 storey half duplex that BACKS ONTO WALKING PATH! Located in the middle of a quiet keyhole in the desirable South Terwillegar neighborhood. Built by Landmark, this home features an open concept main lvl w/ vinyl plank floors. Cozy living rm has large window overlooking the HUGE SOUTH FACING YARD w/ access to your deck. Kitchen features quartz countertops, S/S appliances, ceiling high cabinetry, subway tile backsplash & lrg island w/ eating bar. Upstairs you'll find a spacious primary bedrm w/ 3 pc ensuite incl an oversized shower & walk-in closet. 4 pc main bath, laundry & 2 other well-sized bedrms complete this lvl. Generous amt of storage in the bsmnt w/ plumbing rough-ins & awaits development. Single attached garage, K2 stonework, fully landscaped large fenced lot & visitor parking. Quick access to major commuter routes incl Rabbit Hill Rd & Anthony Henday. Walking distance to parks & walking trails! Conveniently close to schools, grocery, restaurants, shops, Terwillegar Rec Centre, & more!

Built in 2013

### Essential Information

MLS® # E4449794

Price \$430,800



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,335
Acres	0.00
Year Built	2013
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	7086 South Terwillegar Drive
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0V1

### Amenities

Amenities	Deck, Detectors Smoke, Parking-Visitor
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	NellieCarlson/M.W.Irwin
Middle	NellieCarlson/A.J.Macneil
High	LillianOsborne/MMM

**Additional Information**

Date Listed	July 25th, 2025
Days on Market	6
Zoning	Zone 14
Condo Fee	\$107

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Listing information last updated on July 30th, 2025 at 11:02pm MDT