# \$312,000 - 101 655 Tamarack Road, Edmonton

MLS® #E4437630

#### \$312,000

3 Bedroom, 2.50 Bathroom, 1,179 sqft Condo / Townhouse on 0.00 Acres

Tamarack, Edmonton, AB

Tucked into the vibrant Tamarack neighbourhood, this charming 3 bedroom 2.5 bath townhouse offers modern living with thoughtful design. The main floor welcomes you with an open concept layout, a stylish kitchen featuring stainless steel appliances and a central island, plus a handy half bath. Upstairs, the primary bedroom includes a walk in closet and its own 3 piece ensuite, while two more bedrooms and a full bath complete the upper level. You'II appreciate the double attached garage, mudroom, and energy efficient tankless water heater. A hi velocity furnace (2012) with a new blower motor (2023) keeps the home comfortable year round. Out front, blooming trees add curb appeal in spring. Located steps from the Meadows Transit Centre, Tamarack Common shopping, and the Meadows Rec Centre, with easy access to Whitemud Drive and the Anthony Henday. Visitor parking is nearby, and with condo style living, maintenance stays simple. A great spot to settle into one of Southeast Edmonton's most connected communities

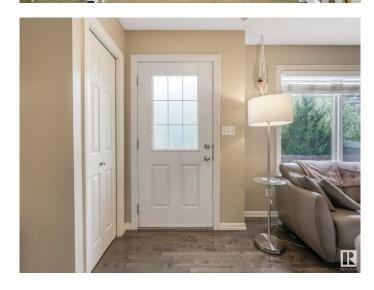


### **Essential Information**

MLS® # E4437630 Price \$312,000







Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,179

Acres 0.00

Year Built 2012

Type Condo / Townhouse

Sub-Type Townhouse

Style 2 Storey

Status Active

## **Community Information**

Address 101 655 Tamarack Road

Area Edmonton
Subdivision Tamarack
City Edmonton
County ALBERTA

Province AB

Postal Code T6T 0N4

#### **Amenities**

Amenities Detectors Smoke, Hot Water Tankless, No Animal Home, No Smoking

Home, Parking-Visitor

Parking Spaces 2

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Opener, Microwave

Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Partial, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Playground Nearby, Public Swimming Pool, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed May 21st, 2025

Days on Market 2

Zoning Zone 30

Condo Fee \$265

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