

## \$225,000 - 2b Meadowlark Village, Edmonton

MLS® #E4447891

**\$225,000**

2 Bedroom, 1.00 Bathroom, 1,138 sqft

Condo / Townhouse on 0.00 Acres

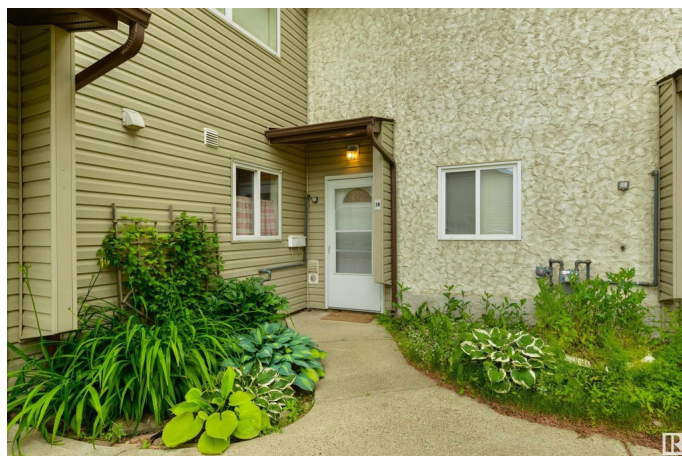
West Meadowlark Park, Edmonton, AB

A fantastic investment opportunity awaits you here in Meadowlark Village! This 2-story townhome features a wonderful floor plan and includes a galley kitchen with stainless appliances & separate dinette, a large living room with sliding patio doors leading out to the SOUTH-FACING yard & patio, main-floor laundry, open-riser staircase leading to the upper-level, top-floor den/storage room, 4pc bath, and 2 sizeable bedrooms. Complete with an assigned parking stall located right outside your door, this home is perfectly situated within walking distance to schools, shopping, WEM, public transit (including the new Valley Line West LRT expansion), and includes easy access to the Whitemud Drive for daily commutes.

Built in 1970

### Essential Information

MLS® #	E4447891
Price	\$225,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,138
Acres	0.00
Year Built	1970



Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	2b Meadowlark Village
Area	Edmonton
Subdivision	West Meadowlark Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 5X3

### Amenities

Amenities	No Animal Home, No Smoking Home, Patio, See Remarks
Parking	No Garage, Stall, See Remarks

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 15th, 2025
Days on Market	1
Zoning	Zone 22
Condo Fee	\$223

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 16th, 2025 at 2:03pm MDT