

Courtesy Of Kathleen Dacruz Of Century 21 Masters

\$389,900 - 16 9250 156 Avenue, Edmonton

MLS® #E4460242

\$389,900

3 Bedroom, 3.00 Bathroom, 1,477 sqft

Condo / Townhouse on 0.00 Acres

Eaux Claires, Edmonton, AB

Welcome to this beautifully designed modern end unit townhome, offering just under 1,800 sq ft of total living space in the heart of Eaux Claires. Completed in May 2023, this home features premium finishes, a thoughtful layout, and exceptional conveniences. The upper level includes a spacious primary bedroom with a 4-piece ensuite, two additional bedrooms, another full 4-piece bathroom, upper-floor laundry, and ample closet space. The main floor offers a bright and open living & dining area, and a kitchen with floor-to-ceiling cabinetry for added storage and modern appeal. On the lower level, enjoy a bonus/flex room, a 2-piece bathroom, utility/furnace room, and access to the double attached garage. This townhome comes with central air conditioning for added comfort. Located minutes from shopping, grocery stores, cafes, schools, and the Eaux Claires Transit Centre, this home is perfect for families, professionals, or investors looking for a move-in-ready property in a well-connected neighbourhood.

Built in 2017

Essential Information

MLS® # E4460242

Price \$389,900

Bedrooms 3



Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,477
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	16 9250 156 Avenue
Area	Edmonton
Subdivision	Eaux Claires
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3N7

Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Deck, Detectors Smoke, Front Porch
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Metal, Stucco, Hardie Board Siding
Exterior Features	Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Metal, Stucco, Hardie Board Siding
Foundation	Concrete Perimeter

School Information

Elementary	St. Anne, Florence Hallock
Middle	Cardinal Leger
High	Queen Elizabeth, Oleary

Additional Information

Date Listed	October 1st, 2025
Days on Market	25
Zoning	Zone 28
Condo Fee	\$180

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 October 26th, 2025 at 6:32pm MDT