

\$249,900 - 1904 48 Street, Edmonton

MLS® #E4440247

\$249,900

3 Bedroom, 1.50 Bathroom, 1,403 sqft

Condo / Townhouse on 0.00 Acres

Pollard Meadows, Edmonton, AB

ATTENTION FIRST TIME HOME BUYERS AND INVESTORS ! This LARGE 1403 SQFT townhouse in POLLARD MEADOWS features 3 spacious bedrooms and 2 bathrooms and a carport. The main floor features a functional kitchen, dining area, large living room with a gas fireplace and a half bath. The upper floor has a huge primary bedroom with a private balcony, two other large bedrooms and a full bath. Recent updates include attic insulation replacement (2022) FURNACE(2019) HWT (2019). The condominium has undergone exterior upgrades in the recent past, including a new roof, sidings, fence, new carport post, and parking lot. This property is conveniently located to Schools, Shopping, Public Transportation , Anthony Henday and all other amenities. IMMEDIATE POSSESSION AVAILABLE

Built in 1982

Essential Information

MLS® #	E4440247
Price	\$249,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,403



Acres	0.00
Year Built	1982
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	1904 48 Street
Area	Edmonton
Subdivision	Pollard Meadows
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 5H3

Amenities

Amenities	Detectors Smoke, No Animal Home, No Smoking Home
Parking	Single Carport

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

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

School Information

Elementary	Pollard Meadows Elementary
Middle	T.D. Baker Junior High Sch
High	J. Percy Page High School

Additional Information

Date Listed	June 4th, 2025
Days on Market	11
Zoning	Zone 29
Condo Fee	\$321

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