

## \$349,900 - 54 18230 104a Street, Edmonton

MLS® #E4454070

**\$349,900**

3 Bedroom, 2.50 Bathroom, 1,550 sqft

Condo / Townhouse on 0.00 Acres

Elsinore, Edmonton, AB

**FIRST TIME BUYER OPPORTUNITY!** This stylish 3 bed, 2.5 bath half duplex in the beautiful community of Legacy Pointe, offers a modern design, low condo fees & an ideal location near parks, shopping & easy access to CFB Edmonton. The bright open-concept main floor features a living room with cozy gas fireplace, flowing into a stunning chef's kitchen with granite counters, stainless steel appliances, custom island with sink & breakfast bar, tiled backsplash & rich dark cabinetry. The dining area opens to a sunny deck. Upstairs you'll find 3 bedrooms, including a spacious primary with walk-in closet & 4-pce ensuite, plus a convenient laundry room all with neutral colours. The partially finished basement with high ceilings offers tons more future living space. Beautifully maintained & move-in ready—this home has fantastic curb appeal and a double garage. Don't miss this incredible opportunity!

Built in 2012

### Essential Information

MLS® #	E4454070
Price	\$349,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,550
Acres	0.00
Year Built	2012
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	54 18230 104a Street
Area	Edmonton
Subdivision	Elsinore
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 0G9

### Amenities

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner, Glass Door, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	August 21st, 2025
Days on Market	2
Zoning	Zone 27
Condo Fee	\$309

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