

## \$374,900 - 60 2215 24 Street, Edmonton

MLS® #E4428690

**\$374,900**

3 Bedroom, 2.50 Bathroom, 1,322 sqft

Condo / Townhouse on 0.00 Acres

Laurel, Edmonton, AB

Welcome to the heart of Laurel, a delightful family-friendly community brimming with amenities, including dining options, shopping venues, a movie theater, schools, and a large recreation center, all conveniently located nearby. This townhome serves as the perfect starter home, featuring a fenced yard and a warm, inviting interior layout. The modern kitchen boasts stainless steel appliances and ample cabinet space, while the spacious main floor is ideal for entertaining. Additional highlights include a laundry area with a stacked washer and dryer, as well as a convenient 2-piece bathroom on the main level. Upstairs, you will find three generously sized bedrooms, with the primary suite offering an ensuite bathroom. This home truly checks all the right boxes, including low condo fees!

Built in 2019

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4428690  |
| Price          | \$374,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,322     |
| Acres          | 0.00      |



|            |                   |
|------------|-------------------|
| Year Built | 2019              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 2 Storey          |
| Status     | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 60 2215 24 Street |
| Area        | Edmonton          |
| Subdivision | Laurel            |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6T 1A6           |

### Amenities

|           |   |
|-----------|---|
| Amenities | Ceiling 9 ft., Closet Organizers, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached  |

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Fenced, Flat Site, Landscaped, Low Maintenance Landscape, No Back Lane, No Through Road, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 2nd, 2025 |
| Days on Market | 27              |

|           |         |
|-----------|---------|
| Zoning    | Zone 30 |
| Condo Fee | \$259   |

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Listing information last updated on April 29th, 2025 at 3:17am MDT