# \$349,900 - 76 330 Bulyea Road, Edmonton

MLS® #E4427536

#### \$349,900

3 Bedroom, 1.50 Bathroom, 1,099 sqft Condo / Townhouse on 0.00 Acres

Bulyea Heights, Edmonton, AB

This modern 3-bedroom, 1.5 bath CORNER UNIT townhouse offers an open concept layout with spacious living and dining areas. perfect for entertaining. Designed in bright neutral tones, the home is enhanced by additional side windows that fill the space with natural light. Upstairs, the primary bedroom features an upgraded walk-in closet with custom organizers, alongside two generously sized bedrooms and a 4pc bathroom. The 470 sq ft unfinished basement provides ample storage or potential for future customization. Completing the home are two titled outdoor parking stalls and unbeatable location with easy access to George H. Luck School, Whitemud Drive and Terwilliger Drive.



#### **Essential Information**

MLS® # E4427536 Price \$349,900

Bedrooms 3

Bathrooms 1.50

Full Baths 1

Half Baths 1

Square Footage 1,099

Acres 0.00

Year Built 2018







Type Condo / Townhouse

Sub-Type Townhouse

Style 2 Storey

Status Active

## **Community Information**

Address 76 330 Bulyea Road

Area Edmonton

Subdivision Bulyea Heights

City Edmonton
County ALBERTA

Province AB

Postal Code T6R 0W8

#### **Amenities**

Amenities Ceiling 9 ft., Closet Organizers, Parking-Visitor, 9 ft. Basement Ceiling

Parking Stall, See Remarks

## Interior

Appliances Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan,

Refrigerator, Stove-Electric, Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

### **Exterior**

Exterior Wood, Vinyl

Exterior Features Landscaped, Playground Nearby, Public Transportation, Schools,

Shopping Nearby, Ski Hill Nearby, See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

# **Additional Information**

Date Listed March 26th, 2025

Days on Market 31

Zoning Zone 14

HOA Fees 150

HOA Fees Freq. Annually Condo Fee \$267

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