



## Edmonton Alberta

\$349,900

WELCOME TO TARPON WOODS, A QUALITY BUILD BY CHRISTENSON DEVELOPMENTS, WHERE UNITS RARELY COME UP FOR SALE! This 3 Bed, 4 Bath (2 Full & 2 Half) Townhouse boasts OVER 2,000 SQ.FT, is just steps away from the River Valley in Old Riverbend. A VERY SPACIOUS ENTRYWAY opens up into a HUGE LIVING ROOM. Open concept Kitchen w/ formal Dining area; Wood burning Fireplace, RENOVATED POWDER ROOM(2022), and Main Floor laundry complete the this level. Upstairs, find 3 Bedroom & 2 full bathrooms w/ a MASSIVE PRIMARY SUITE; including large walk-in closet & 3-PC Ensuite. BASEMENT RENOVATED(2022) w/ new flooring, paint, shiplap paneling, bathroom vanity. Enjoy an ATTACHED & HEATED DOUBLE GARAGE. Notable upgrades to the complex including NEW WINDOWS(2023) & NEW PATIO DOORS(2021). Tarpon Woods is self managed resulting in LOW CONDO FEES with a dedicated & capable condo board running things efficiently! It's been almost 3 YEARS since a unit sold here, take advantage of this rare opportunity today!

(id:6769)

Bonus Room Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Family room Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
Real Broker

**RE/MAX® ELITE**

**RE/MAX Elite Sherwood Park**

#116, 150 Chippewa Rd ,  
Edmonton, Alberta,

Phone: 780-984-9399  
Fax:  
steveleddy@hotmail.com