



## Edmonton Alberta

\$309,900

Welcome to Orchards at Ellerslie, Grove On 25th townhome community blending urban convenience with suburban tranquility. This modern townhome features 3 bedrooms, 2.5 bathrooms, and high-end finishes like granite countertops and vinyl plank flooring. The main level boasts an open-concept layout with a dining area, living space, kitchen with balcony, and a half bath. Upstairs, the primary suite includes a walk-in closet and ensuite bathroom. Two more well-sized bedrooms and a full bath complete this level. In the rear, find the double attached garage leading to a versatile space for an office or storage with the laundry area. The fenced-in front yard with a gas line for the BBQ is perfect for outdoor gatherings. Comes with an exclusive residence association membership, which includes a private splash park, playground, skating rink, tennis & basketball courts, toboggan hill, and club house access. Close to shopping, schools, transportation, and walking trails - making it a perfect place to call home! (id:6769)

Living room 4.19 m X 7.16 m

Dining room 1.68 m X 3.85 m

Kitchen 3.56 m X 4.08 m

Primary Bedroom 4.19 m X 3.86 m

Bedroom 2 2.54 m X 5.04 m

Bedroom 3 2.57 m X 3.18 m

Listing Presented By:



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CREA

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