

## **\$399,900 - 87 1530 Tamarack Boulevard, Edmonton**

MLS® #E4436071

**\$399,900**

4 Bedroom, 3.00 Bathroom, 1,643 sqft

Condo / Townhouse on 0.00 Acres

Tamarack, Edmonton, AB

Don't miss this one!!! The "Valencia" is an AFFORDABLE one of a kind build in this complex boasting 4 BEDROOMS, 3 FULL BATHS and a den. Enjoy 1643 sq ft of living space and for only \$399,900. This gorgeous home is situated facing a green space. The double attached garage leads to the foyer, with plenty of storage and a den/office. The main level is an open concept with lots of natural light, a modern kitchen, quartz counter tops, eating bar, dining area and open concept to the living area for easy entertaining! Down the hall is a 4 piece bath, a main floor bedroom and a deck for BBQ's and relaxing after a long day! Upstairs the primary suite is a good size with a walk in closet and a 4 piece ensuite. Bedroom #2 and #3 are good sizes with large closets. Another 4 piece bath and upper floor laundry finishes this level. This is the first of its kind with this awesome layout! Easy access to shopping, schools, transit and a 3 minute walk to the Meadows rec centre. Don't miss this one!!

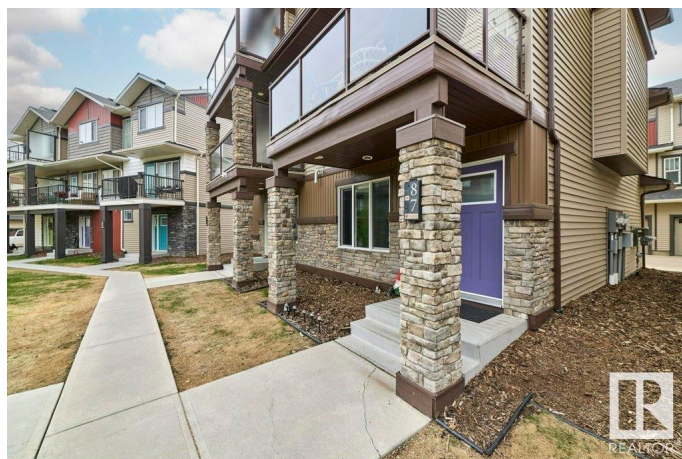
Built in 2018

### **Essential Information**

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Price \$399,900

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,643
Acres	0.00
Year Built	2018
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	87 1530 Tamarack Boulevard
Area	Edmonton
Subdivision	Tamarack
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2E6

### Amenities

Amenities	Deck
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	None, No Basement

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 12th, 2025
Days on Market	4
Zoning	Zone 30
Condo Fee	\$271

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Listing information last updated on May 15th, 2025 at 10:47pm MDT