

# \$299,700 - 62 804 Welsh Drive, Edmonton

MLS® #E4429039

## \$299,700

2 Bedroom, 2.50 Bathroom, 1,360 sqft  
Condo / Townhouse on 0.00 Acres

Walker, Edmonton, AB

Welcome to the vibrant community of Walker! This beautifully designed 3-storey townhome offers 1,360 sq ft of comfortable living space, featuring 2 spacious bedrooms, 2.5 bathrooms, and a single attached garage. The main floor welcomes you with a generous foyer, versatile flex space, and a mechanical room, along with convenient access to the attached garage. Upstairs, gleaming laminate floors lead to a bright and modern kitchen complete with rich wood cabinetry, ample counter space, a walk-in pantry, and stainless steel appliances. The open-concept layout flows seamlessly into the dining area and spacious living room, which opens onto a lovely deck—perfect for enjoying natural light and outdoor relaxation. A 2-piece powder room and a laundry room complete this level.

Built in 2016

## Essential Information

MLS® #	E4429039
Price	\$299,700
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,360
Acres	0.00



Year Built	2016
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	62 804 Welsh Drive
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1Y8

### Amenities

Amenities	See Remarks
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Flat Site, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 4th, 2025
Days on Market	17
Zoning	Zone 53

Condo Fee                \$156

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