

\$225,000 - 35 3010 33 Avenue, Edmonton

MLS® #E4443824

\$225,000

2 Bedroom, 2.50 Bathroom, 691 sqft

Condo / Townhouse on 0.00 Acres

Silver Berry, Edmonton, AB

Discover comfort and convenience in this beautifully maintained 2-bedroom, 2.5-bathroom townhouse located just steps from Millcreek Ravine. Enjoy quick access to scenic trails, public transit, and major routes like the Whitemud & Henday. Offering approximately 1370 sqft of well-designed living space, this home features a sun-filled main floor with an open layout and a cozy gas fireplace. The bedrooms are tucked away on the lower level, providing a cool retreat during summer months. Freshly painted and move-in ready, the home also includes recently upgraded appliances for peace of mind - including dishwasher, stove, microwave, & washer/dryer. The single attached garage includes a convenient 10x10 overhead storage deck, and the private patio comes complete with a natural gas BBQ hookup—perfect for outdoor entertaining. Immediate possession available—start your next chapter in this fantastic location!

Built in 2005

Essential Information

MLS® #	E4443824
Price	\$225,000
Bedrooms	2
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	691
Acres	0.00
Year Built	2005
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Bungalow
Status	Active

Community Information

Address	35 3010 33 Avenue
Area	Edmonton
Subdivision	Silver Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0C3

Amenities

Amenities	Detectors Smoke, No Smoking Home
Parking Spaces	2
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
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 23rd, 2025
Days on Market	8
Zoning	Zone 30
Condo Fee	\$305

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