# \$430,500 - 16 6905 25 Avenue, Edmonton

MLS® #E4448363

#### \$430,500

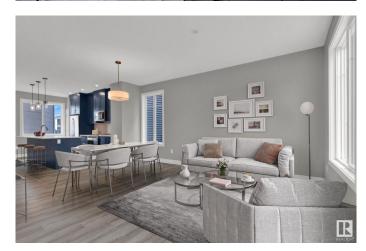
3 Bedroom, 2.50 Bathroom, 1,407 sqft Condo / Townhouse on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Introducing The Holiday - A BRAND-NEW Townhome home offering 1,407 sq ft of elegant and functional living in the sought after SE community of The Orchards. The upgraded kitchen comes with cabinet risers to the ceiling, 3 cm quartz, gas range, and a double door fridge with internal water dispenser. The ground floor includes a double car garage and finished flex space. The upper floor primary bedroom has space for a king sized bed, as well as features a walk in closet, and ensuite. Along with the beautiful oasis, there are two additional bedrooms located on the upper floor. Triple pane windows are included throughout the whole home, keeping it warm in the winter and cool in the summer! The Orchards is a vibrant, family-friendly community that provides residents with access to beautiful parks, serene ponds, and scenic walking trails. Plus, enjoy exclusive use of the 8-acre private clubhouse, which offers amenities for all ages, such as a spray park, NHL-sized skating rink, playgrounds, tennis and basketball







Built in 2025

# **Essential Information**

MLS® # E4448363 Price \$430,500 Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,407

Acres 0.00

Year Built 2025

Type Condo / Townhouse

Sub-Type Townhouse

Style 3 Storey

Status Active

# **Community Information**

Address 16 6905 25 Avenue

Area Edmonton

Subdivision The Orchards At Ellerslie

City Edmonton
County ALBERTA

Province AB

Postal Code T6X 3B7

#### **Amenities**

Amenities Carbon Monoxide Detectors, Detectors Smoke, Parking-Visitor,

Smart/Program. Thermostat, HRV System

Parking Double Garage Attached

## Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Refrigerator,

Stacked Washer/Dryer, Stove-Gas

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement None, Partially Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Golf Nearby, Landscaped, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Slab

### **School Information**

Elementary Divine Mercy

Middle JAN REIMER K-9

High J. PERCY PAGE

#### **Additional Information**

Date Listed July 17th, 2025

Days on Market 5

Zoning Zone 53

HOA Fees 450

HOA Fees Freq. Annually

Condo Fee \$293

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Listing information last updated on July 22nd, 2025 at 5:47am MDT