

## \$394,500 - 450 McConachie Way, Edmonton

MLS® #E4435960

**\$394,500**

3 Bedroom, 3.50 Bathroom, 1,519 sqft  
Condo / Townhouse on 0.00 Acres

McConachie Area, Edmonton, AB

Discover stylish living at Altitude in McConachie—where comfort and convenience come together! This well maintained townhouse features 3 bedrooms, 3.5 bathrooms, and low condo fees, with a total of 2,058.82 sq. ft. of living space (1,519.37 sq. ft. above grade plus 539.45 sq. ft. in the finished basement). The main floor offers a bright, open-concept design with a modern kitchen and a welcoming living room enhanced by an elegant electric fireplace—ideal for cozy nights in. A 2-piece powder room and tiled front entry add functionality and style. Upstairs, you'll find three comfortable bedrooms, including a spacious primary suite with a 4-piece ensuite and walk-in closet. A second full bathroom and a conveniently located laundry area complete the upper level. The finished basement extends your living space with a large rec room and an additional 3-piece bathroom—perfect for guests or a home office. Enjoy outdoor living on your private deck overlooking a beautifully landscaped green space

Built in 2012

### Essential Information

MLS® #	E4435960
Price	\$394,500



Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,519
Acres	0.00
Year Built	2012
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	450 Mcconachie Way
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0S8

### Amenities

Amenities	Detectors Smoke
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 12th, 2025  
Days on Market                35  
Zoning                              Zone 03  
Condo Fee                        \$210

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