

\$349,900 - 20 603 Orchard Boulevard, Edmonton

MLS® #E4438146

\$349,900

3 Bedroom, 2.50 Bathroom, 1,227 sqft

Condo / Townhouse on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Condo Townhome End Unit built 2022, 1227 sqft , 3 Bedroom 2.5 Bathroom, with deck, backing on green space and trail , quartz countertops, vinyl plank flooring, white kitchen & stainless steel appliances, living room and dining combined. All 3 bedrooms upstairs and laundry on the same level. 4pc ensuite bathroom for the primary bedroom & walk-in closet! Located near playground in the Orchards at Ellerslie in Edmonton's desirable South Side.

Built in 2022

Essential Information

MLS® #	E4438146
Price	\$349,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,227
Acres	0.00
Year Built	2022
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active



Community Information

Address	20 603 Orchard Boulevard
Area	Edmonton
Subdivision	The Orchards At Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1A2

Amenities

Amenities	Carbon Monoxide Detectors, Deck, Detectors Smoke
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Gated Community, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 23rd, 2025
Days on Market	26
Zoning	Zone 53
HOA Fees	450
HOA Fees Freq.	Annually
Condo Fee	\$162

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real

estate professionals who are members of CREA (REALTOR®®, REALTORS®®) and/or the quality of services they provide (MLS®®, Multiple Listing Service®®)

Listing information last updated on June 18th, 2025 at 3:18pm MDT