

Courtesy Of Eddy A Jomha Of MaxWell Polaris

## \$319,000 - 93 Hearthstone, Edmonton

MLS® #E4426030

**\$319,000**

3 Bedroom, 2.50 Bathroom, 1,354 sqft  
Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Location Location Location! Welcome to Brander Gardens a lovely , safe and quiet tree lined complex, located in the heart of Terwillegar walking distance to River Valley trails, dog friendly neighbourhood with many off leash dog parks, and many great cafes and shopping. This wonderful 1354 sq ft 2 story end unit town home offers 3 bedrooms, 3 bathrooms, f/fin basement with kitchen, single attached garage and your very own back yard. The main floor is flooded with natural light from your west facing back yard, spacious entrance, large living room with wood burning fireplace, dining room, gally kitchen with a brand new refrigerator and rounded off with a powder room. Upstairs features 3 large bedrooms and a 4 piece bathroom, the primary is complete with a walk in closet an access to the bathroom. The finished basement is great for entertaining, the fantastic rec rom is coupled with a kitchen and laundry room includes brand new washer and dryer. A must see property with undeniable value!

Built in 1976

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4426030  |
| Price    | \$319,000 |
| Bedrooms | 3         |



|                |                   |
|----------------|-------------------|
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,354             |
| Acres          | 0.00              |
| Year Built     | 1976              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 93 Hearthstone  |
| Area        | Edmonton        |
| Subdivision | Brander Gardens |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6H 5E5         |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Carbon Monoxide Detectors, Detectors Smoke, No Smoking Home |
| Parking   | Single Garage Attached                                      |

### **Interior**

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

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Fenced, Flat Site, Landscaped, Low Maintenance Landscape, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles  |

|              |                    |
|--------------|--------------------|
| Construction | Wood               |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|             |                  |
|-------------|------------------|
| Date Listed | March 17th, 2025 |
|-------------|------------------|

|                |    |
|----------------|----|
| Days on Market | 19 |
|----------------|----|

|        |         |
|--------|---------|
| Zoning | Zone 14 |
|--------|---------|

|           |       |
|-----------|-------|
| Condo Fee | \$486 |
|-----------|-------|

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 April 4th, 2025 at 11:02pm MDT