

# \$189,000 - 3e Meadowlark Village, Edmonton

MLS® #E4450535

**\$189,000**

2 Bedroom, 1.00 Bathroom, 1,015 sqft  
Condo / Townhouse on 0.00 Acres

West Meadowlark Park, Edmonton, AB

This property has been lovingly updated over the years, showcasing modern upgrades like new kitchen cabinets installed in 2021 and a brand-new furnace and hot water tank in 2024.

What truly sets this home apart is the stunning yard: a gardenerâ€™s paradise! Bursting with vibrant flowers, lush greenery, and a delightful patio area, itâ€™s a serene retreat where you can unwind and enjoy a little slice of your own paradise. The seller takes immense pride in this outdoor oasis, and itâ€™s easy to see why! Nestled just minutes from West Edmonton Mall, the Misericordia Community Hospital, and a variety of shops and restaurants, youâ€™ll have everything you need at your fingertips. With easy access to public transit and major routes like the Whitemud Freeway, commuting is a breeze.

Built in 1970

## Essential Information

MLS® #	E4450535
Price	\$189,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,015
Acres	0.00
Year Built	1970



Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	3e Meadowlark Village
Area	Edmonton
Subdivision	West Meadowlark Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 5X3

### Amenities

Amenities	See Remarks
Parking	Stall

### Interior

Appliances	Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Aleda Patterson School
Middle	Alex Janvier School
High	Jasper Place School

### Additional Information

Date Listed	July 31st, 2025
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Days on Market	2
Zoning	Zone 22
Condo Fee	\$223

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