

## \$189,980 - 887 Abbottsfield Road, Edmonton

MLS® #E4464143

**\$189,980**

4 Bedroom, 1.50 Bathroom, 1,119 sqft  
Condo / Townhouse on 0.00 Acres

Abbottsfield, Edmonton, AB

Discover this unique 4-bedroom townhome located in the welcoming community of Abbottsfield, just steps from the River Valley and Borden Park. This spacious unit offers exceptional value with a reasonable condo fee of only \$217 per month, making it an excellent opportunity for a savvy investor or first-time home buyer. Enjoy the convenience of being close to schools, shopping, public transit, and all amenities, while living near some of Edmonton's most beautiful natural spaces. Don't miss your chance to own this affordable and well-situated home!

Built in 1972

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4464143          |
| Price          | \$189,980         |
| Bedrooms       | 4                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,119             |
| Acres          | 0.00              |
| Year Built     | 1972              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 887 Abbottsfield Road |
| Area        | Edmonton              |
| Subdivision | Abbottsfield          |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5W 4R4               |

### Amenities

|                |                                          |
|----------------|------------------------------------------|
| Amenities      | See Remarks                              |
| Parking Spaces | 2                                        |
| Parking        | Parking Pad Cement/Paved, Single Carport |

### Interior

|              |                                             |
|--------------|---------------------------------------------|
| Appliances   | Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                   |
| Stories      | 2                                           |
| Has Basement | Yes                                         |
| Basement     | Partial, Unfinished                         |

### Exterior

|                   |                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood                                                                                                                                         |
| Exterior Features | Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                             |
| Construction      | Wood                                                                                                                                         |
| Foundation        | Concrete Perimeter                                                                                                                           |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 30th, 2025 |
| Days on Market | 6                  |
| Zoning         | Zone 23            |
| Condo Fee      | \$217              |

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Listing information last updated on November 5th, 2025 at 10:32am MST