

# \$489,900 - 128 215 Blackburn Drive, Edmonton

MLS® #E4427655

**\$489,900**

2 Bedroom, 2.00 Bathroom, 1,399 sqft  
Condo / Townhouse on 0.00 Acres

Blackburne, Edmonton, AB

Adult living at itâ€™s best! Welcome to Creekside Terrace, a 40+ well run complex in a spectacular location south backing. Enjoy this peaceful & serene setting watching sunsets, birds & wildlife all season long. Beautifully finished, with high quality finishes, this 1419 sqft bungalow has it all. The spacious main floor w/vaulted ceilings includes a gorgeous kitchen, living & dining rooms. The Master BDRM has a 4-pce ensuite & W-I closet, a second bedroom, a Full bath & the laundry w/access to a Double Attached garage. With 9â€™ ceilings, the basement awaits your finishing touches. Condo fee benefits: snow removal/lawn maintenance, lower utilities & property insurance, use of the Amenities building & a common water source for personal plants/trees. With super quick access to the Adult living at itâ€™s best! Welcome to Creekside Terrace, a 40+ well run complex with a spectacular location close to the Blackmud Creek Ravine. Enjoy the Henday, QEII, shopping & great amenities this immaculate property is a \$489,900!

Built in 1999

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4427655  |
| Price  | \$489,900 |



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,399             |
| Acres          | 0.00              |
| Year Built     | 1999              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |
| Style          | Bungalow          |
| Status         | Active            |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 128 215 Blackburn Drive |
| Area        | Edmonton                |
| Subdivision | Blackburne              |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T6W 1B9                 |

### **Amenities**

|           |                              |
|-----------|------------------------------|
| Amenities | Vaulted Ceiling, See Remarks |
| Parking   | Double Garage Attached       |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### **Exterior**

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Stucco       |
| Exterior Features | Shopping Nearby    |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco       |
| Foundation        | Concrete Perimeter |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 26th, 2025 |
| Days on Market | 13               |
| Zoning         | Zone 55          |
| HOA Fees       | 60               |
| HOA Fees Freq. | Annually         |
| Condo Fee      | \$775            |

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 8th, 2025 at 12:02am MDT