

Courtesy Of Holly Kowalchuk Of RE/MAX Elite

\$229,702 - 315 4403 23 Street, Edmonton

MLS® #E4445436

\$229,702

2 Bedroom, 2.00 Bathroom, 1,032 sqft
Condo / Townhouse on 0.00 Acres

Larkspur, Edmonton, AB

OVER 1000Sq Ft OPEN CONCEPT....2
BED/2 BATHS...NEWER LAMINATE
FLOORING...TWO TITLED PARKING (one
surface, one underground)...GREAT SIZE
BALCONY!...~!WELCOME HOME!~ This unit
is bright and inviting, with its east and north
exposures. Living room is a great size, and
has an added bonus office area by the foyer,
or extra space for the dining area. The
U-shaped kitchen has lots of cabinetry, eating
bar, and open to the living room. Completing
this unit we have the large primary bdrm with a
walk through closet & a 3 piece ensuite,
another good sized bdrm and 4 piece main
bathroom. Bonus features are in-suite laundry,
1 underground parking, 1 outdoor stall, & lastly
your own convenient storage room on the
same floor as the unit! Enjoy the amenities
including social room and exercise room.
Enjoy the ease of condo living in Aspen
Meadows!

Built in 2006

Essential Information

MLS® #	E4445436
Price	\$229,702
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	1,032
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	315 4403 23 Street
Area	Edmonton
Subdivision	Larkspur
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0E4

Amenities

Amenities	Exercise Room, Intercom, Parking-Visitor, Secured Parking, Social Rooms, Storage-Locker Room, See Remarks
Parking	Heated, Parkade, Stall, Underground, See Remarks

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Baseboard, See Remarks
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 2nd, 2025
Days on Market	50
Zoning	Zone 30
Condo Fee	\$698

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