

\$254,000 - 591 Orchards Boulevard, Edmonton

MLS® #E4446777

\$254,000

2 Bedroom, 1.00 Bathroom, 655 sqft

Condo / Townhouse on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Perfect Opportunity for First-Time Buyers or Investors! Welcome to this charming 2-bedroom, 1-bath condo offering 654.85 sq ft of well-utilized living space in the sought-after Orchards community. This home features two spacious bedrooms, a bright open layout, and a tandem single-car garage—perfect for extra storage or parking two vehicles front-to-back. Enjoy the lifestyle perks of the Orchards HOA, which includes private access to an ice skating rink in winter, basketball courts in summer, and a family-friendly playground. Conveniently located near the airport, this location offers both comfort and accessibility. Whether you're looking for your first home or a smart investment property, this is an opportunity you don't want to miss!

Built in 2015

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4446777 |
| Price | \$254,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 655 |
| Acres | 0.00 |
| Year Built | 2015 |



| | |
|----------|-------------------|
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 591 Orchards Boulevard |
| Area | Edmonton |
| Subdivision | The Orchards At Ellerslie |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6X 1V2 |

Amenities

| | |
|-----------|--|
| Amenities | On Street Parking, Detectors Smoke, Recreation Room/Centre |
| Parking | Single Garage Attached, Tandem |

Interior

| | |
|--------------|---|
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Airport Nearby, Fenced, Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby, Private Park Access |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 9th, 2025 |
| Days on Market | 66 |
| Zoning | Zone 53 |
| HOA Fees | 450 |

HOA Fees Freq. Annually
Condo Fee \$252

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