

## \$247,000 - 827 Erin Place, Edmonton

MLS® #E4438367

**\$247,000**

4 Bedroom, 1.50 Bathroom, 1,141 sqft  
Condo / Townhouse on 0.00 Acres

Thornccliffe (Edmonton), Edmonton, AB

Welcome to this beautiful 4-bedrooms, 1.5-bath end-unit townhouse in Erin Place—where comfort meets convenience. Gleaming maple hardwood floors flow throughout main floor (no carpet), complemented by fresh paint and an abundance of natural light from oversized windows. The kitchen features oak cabinets, ample counter space, and a bright window. Enjoy a formal dining area and spacious living room, perfect for entertaining. Upstairs, the large primary bedroom offers direct access to the full bath, with two more generously sized bedrooms. The fully finished basement adds a versatile recreation room or 4th bedroom with a large window. Enjoy a convenient 2p bath on main floor & a fenced, landscaped yard with a private patio, a shed & an apple tree. Includes en suite laundry, brand-new dryer, and plenty of storage. Quiet, pet- and smoke-free home with a healthy reserve fund. Just a 5-min walk to WEM, schools, hospital, shopping, transit, parks, and easy access to Whitemud & Henday. Super clean & Move-in ready!

Built in 1976

### Essential Information

MLS® #	E4438367
Price	\$247,000



Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,141
Acres	0.00
Year Built	1976
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	827 Erin Place
Area	Edmonton
Subdivision	Thorncliffe (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 1M6

### Amenities

Amenities	Off Street Parking, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor
Parking	Stall

### Interior

Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Corner Lot, Gated Community, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	St-Justin, Thorncliffe
High	Jasper Place, St-FX

### Additional Information

Date Listed	May 24th, 2025
Days on Market	28
Zoning	Zone 20
Condo Fee	\$360

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Listing information last updated on June 20th, 2025 at 10:17pm MDT