

\$249,900 - 7605 40 Avenue, Edmonton

MLS® #E4446713

\$249,900

3 Bedroom, 1.50 Bathroom, 1,171 sqft

Condo / Townhouse on 0.00 Acres

Tweddle Place, Edmonton, AB

INVESTOR/FIRST TIME BUYER ALERT! This fantastic **RENOVATED TOWNHOUSE** in the community of Tweddle Place in North Millwoods is waiting for you. Featuring 3 **BEDROOMS** and 1.5 **BATHROOMS**, this home has newer **FLOORS, PAINT, GRANITE** countertops, kitchen cabinets, **WINDOWS**, and **DOORS**. Enjoy the convenience of a **DOUBLE CARPORT** and a **BEAUTIFUL PRIVATE FENCED YARD**. Located in an excellent complex within walking distance to **THREE** schools and **MILLBOURNE MALL**. Great opportunity in an established neighbourhood.

Built in 1975

Essential Information

MLS® #	E4446713
Price	\$249,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,171
Acres	0.00
Year Built	1975
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey



Status Active

Community Information

Address 7605 40 Avenue
Area Edmonton
Subdivision Tweddle Place
City Edmonton
County ALBERTA
Province AB
Postal Code T6K 1V5

Amenities

Amenities Hot Water Natural Gas, Parking-Visitor
Parking Spaces 2
Parking Double Carport

Interior

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating Forced Air-1, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Partially Finished

Exterior

Exterior Wood, Stucco
Exterior Features Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Stucco
Foundation Concrete Perimeter

Additional Information

Date Listed July 9th, 2025
Days on Market 1
Zoning Zone 29
Condo Fee \$481

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 July 10th, 2025 at 5:17pm MDT