

## \$308,000 - 21 671 Silver Berry Road, Edmonton

MLS® #E4447899

**\$308,000**

3 Bedroom, 2.00 Bathroom, 980 sqft

Condo / Townhouse on 0.00 Acres

Silver Berry, Edmonton, AB

1800 sq ft of living space, 3 bed + large den home backing onto the ravine and walking trails in the SE! Creekside Villas is an executive carriage style, pet friendly community located in the heart of Silver Berry. 5 min access to the Anthony Henday, Whitemud & Meadows Rec Centre, 6 mins to all levels of schools and a stones throw to shopping. The beautiful chalet design with the forested ravine backdrop really sets this home apart! This private corner unit is tucked away from the street, quiet, bright and spacious and perfect for entertaining or just luxurious comfort. 2 separated bedrooms, 2 full baths, open concept living room and kitchen all on the main floor. The finished basement has the 3rd bedroom, den, large laundry room, storage and rough-in plumbing and family room ideal for home theatre room. Tons of storage! Even a patio for you BBQ. Additional stalls available for rent and low condo fees! Immaculate and well maintained home that leaves you wanting for nothing.

Built in 2005

### Essential Information

MLS® # E4447899

Price \$308,000

Bedrooms 3



Bathrooms	2.00
Full Baths	2
Square Footage	980
Acres	0.00
Year Built	2005
Type	Condo / Townhouse
Sub-Type	Carriage
Style	Bungalow
Status	Active

### Community Information

Address	21 671 Silver Berry Road
Area	Edmonton
Subdivision	Silver Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0B7

### Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, Parking-Plug-Ins, Parking-Visitor, Patio, 9 ft. Basement Ceiling
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks, Projector
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Ravine View, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 14th, 2025  
Days on Market                26  
Zoning                              Zone 30  
Condo Fee                        \$265

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