

\$284,000 - 7517 188 Street, Edmonton

MLS® #E4443330

\$284,000

2 Bedroom, 1.50 Bathroom, 1,281 sqft

Condo / Townhouse on 0.00 Acres

Lymburn, Edmonton, AB

Welcome to your charming end-unit townhouse in the west end community of Lymburn. This gem features a spacious main floor with soaring open-to-below ceilings in the living room, where a cozy gas fireplace creates the perfect ambiance. Updated hardwood and tile floors add elegance throughout. Kitchen is functional with ample counterspace and wood cabinets & stainless steel appliances. Upstairs, a versatile loft overlooks the living space—ideal for a third bedroom, cozy retreat, or work from home space—plus two inviting bedrooms and a full bathroom. The partly finished basement offers a large rec room, rough-in for a bathroom, and a handy laundry room & newer (2023) A/C ready furnace. Outside, a south-facing yard with a deck and petite patio is perfect for morning coffee or evening stargazing. Recent exterior upgrades, including shingles and vinyl windows, ensure lasting appeal. With a single attached garage, this home blends style and function beautifully. *virtually staged*

Built in 1991

Essential Information

MLS® # E4443330

Price \$284,000

Bedrooms 2



| | |
|----------------|-------------------|
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,281 |
| Acres | 0.00 |
| Year Built | 1991 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 7517 188 Street |
| Area | Edmonton |
| Subdivision | Lymburn |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 5W9 |

Amenities

| | |
|----------------|---|
| Amenities | Deck, Exterior Walls- 2"x6", No Smoking Home, Vinyl Windows |
| Parking Spaces | 2 |
| Parking | Insulated, Single Garage Attached |

Interior

| | |
|--------------|---|
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Glass Door |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|----------------|
| Elementary | Lymburn School |
|------------|----------------|

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 19th, 2025 |
| Days on Market | 3 |
| Zoning | Zone 20 |
| Condo Fee | \$455 |

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Listing information last updated on June 21st, 2025 at 10:02pm MDT