

\$435,000 - 30 1025 Secord Promenade Promenade, Edmonton

MLS® #E4443431

\$435,000

4 Bedroom, 2.50 Bathroom, 1,534 sqft
Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Be the first to live in this BRAND NEW, NEVER-LIVED-IN, END UNIT home offering a modern layout and WATER VIEWS FROM EVERY FLOOR. Landscaping and fence included! Backing directly onto a tranquil POND, this thoughtfully designed home blends function, style, and serenity. On the ground level, a DOUBLE OVERSIZED ATTACHED GARAGE leads to a MAIN FLOOR BEDROOM—perfect for guests, a HOME OFFICE, or business space. Upstairs, enjoy an OPEN-CONCEPT KITCHEN with a CENTER ISLAND, QUARTZ COUNTERTOPS, FULL BACKSPLASH, and UPGRADED MODERN CABINETS. The bright living area features LARGE WINDOWS and direct access to a GLASS RAILING DECK overlooking the water. The upper level offers 3 MORE BEDROOMS, including a spacious PRIMARY SUITE WITH A POND VIEW, walk-in closet, and full ensuite. With LUXURY VINYL PLANK & CARPET FLOORING, upgraded lighting, and thoughtful finishes throughout, this home is ready to impress.

Built in 2024

Essential Information

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Price	\$435,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,534
Acres	0.00
Year Built	2024
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	30 1025 Secord Promenade Promenade
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4A4

Amenities

Amenities	On Street Parking, Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Patio, Secured Parking
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Golf Nearby, Landscaped, Low Maintenance Landscape,

Playground Nearby, Public Transportation, Schools, Shopping Nearby,
Stream/Pond, View Lake

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	David Thomas King School
Middle	St. Josephine Bakhita Cath
High	Jasper Place High School

Additional Information

Date Listed	June 19th, 2025
Days on Market	8
Zoning	Zone 58
Condo Fee	\$46

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