

## \$269,900 - 408 304 Lewis Estates Boulevard, Edmonton

MLS® #E4447096

**\$269,900**

2 Bedroom, 2.00 Bathroom, 1,037 sqft

Condo / Townhouse on 0.00 Acres

Breckenridge Greens, Edmonton, AB

Top Floor Corner Unit with Stunning Golf Course & City Views! Welcome to The Village Green in Lewis Estates – a prime location for comfortable condo living! This beautifully maintained top-floor, corner unit offers breathtaking southeast-facing views of the golf course and city skyline. Wake up to stunning sunrises from your private balcony! Featuring 2 spacious bedrooms, 2 full bathrooms, a walk-in closet in the primary suite, and an open-concept kitchen and living area – perfect for entertaining. Enjoy the convenience of in-suite laundry with extra storage, a heated underground titled parking stall, and an additional storage unit. Condo fees include heat, water, and sewer. Pet-friendly building with easy access to the Whitemud, Anthony Henday, and all the new amenities nearby. A must-see!

Built in 2004

### Essential Information

MLS® #	E4447096
Price	\$269,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,037
Acres	0.00



Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	408 304 Lewis Estates Boulevard
Area	Edmonton
Subdivision	Breckenridge Greens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6Y7

### Amenities

Amenities	Ceiling 9 ft., Intercom, Parking-Visitor, Patio, Secured Parking, Security Door, Storage-Locker Room, See Remarks
Parking	Heated, Insulated, Single Indoor, Underground

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Corner Lot, Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View City, View Downtown, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 10th, 2025
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Days on Market	65
Zoning	Zone 58
Condo Fee	\$524

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