

# \$338,800 - 11 5260 Terwillegar Boulevard, Edmonton

MLS® #E4460860

## \$338,800

3 Bedroom, 2.50 Bathroom, 1,158 sqft  
Condo / Townhouse on 0.00 Acres

Terwillegar Towne, Edmonton, AB

On a quiet tree-lined street in the family friendly community of TERWILLEGAR TOWNE, this OUTSTANDING 3-bedroom townhome is only steps to the Esther Starkman School and playground. The open plan features a LARGE living room, a functional kitchen with a breakfast bar, a generous eating area, a HUGE deck off the kitchen with a BBQ hook-up, and big windows that flood the home with natural light! The upper level includes a spacious master bedroom with a 3-piece ensuite and 2 good sized additional bedrooms for easy family living. The lower level provides direct access to the double attached garage and a convenient laundry area. In the much desired area of RIVERBEND, the condo allows entry to GREAT SCHOOLS, public transportation, and shopping with easy access to the U of A, Downtown, and both the Whitemud and Anthony Henday Freeways. THIS IS WHERE YOU WANT TO LIVE!

Built in 2010

### Essential Information

MLS® #	E4460860
Price	\$338,800
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,158
Acres	0.00
Year Built	2010
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	11 5260 Terwillegar Boulevard
Area	Edmonton
Subdivision	Terwillegar Towne
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0S1

### Amenities

Amenities	On Street Parking, Deck, Detectors Smoke, Vinyl Windows
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	October 3rd, 2025
Days on Market	3
Zoning	Zone 14
Condo Fee	\$347

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