

## **\$549,000 - 5343 Terwillegar Boulevard, Edmonton**

MLS® #E4444698

**\$549,000**

4 Bedroom, 3.50 Bathroom, 1,911 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

Welcome to South Terwillegar on Terwillegar Boulevard this 1911 sq ft two storey family home which has all the great home features: first a front covered porch, walk into a living area to one side, and other side a study or office, hardwood flooring leads you a chefs kitchen with quartz counters tops and island, stainless steel appliances, pantry, opens to a dinette, & family room with mantel fireplace, two piece bath and easy out to the deck. Upstairs you'll find large primary bedroom with walk-in closet & four piece ensuite, two more bedrooms and a four piece bath & laundry with new washer & dryer. Downstairs is a recreation room, four piece bath and the fourth bedroom, new hot water tank, new central air conditioner for those hot summer days. South facing back yard has a good size deck leads to a double car garage. Terwillegar BLVD is central to all amenities, good parking & access roads and all major road ways, Terwillegar Re-Center, schools, buses, walking trails, parks, shopping, & 20 minutes to YEG

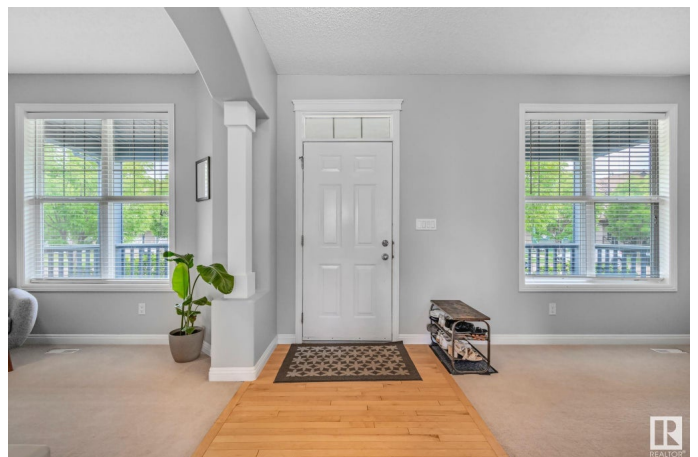
Built in 2004

### **Essential Information**

MLS® # E4444698

Price \$549,000

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,911
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5343 Terwillegar Boulevard
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3H9

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Front Porch, No Smoking Home, Wet Bar
Parking Spaces	3
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 27th, 2025
Days on Market	11
Zoning	Zone 14
HOA Fees	138
HOA Fees Freq.	Annually

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Listing information last updated on July 8th, 2025 at 4:33pm MDT