

# \$279,000 - 88 603 Youville Dr Drive, Edmonton

MLS® #E4423775

**\$279,000**

4 Bedroom, 1.50 Bathroom, 1,259 sqft  
Condo / Townhouse on 0.00 Acres

Tawa, Edmonton, AB

Affordable Townhouse in TAWA!!...Welcome to the quiet, family-friendly community of Parkside. 3+1 bedroom 2-story townhome, fully finished basement, 2 powered parking stalls conveniently located right outside your front door. Steps away to a private kids playground + green space and walking paths. This townhome offers a generous 1,259 SQ of living space. Desired location within the complex. Walking distance to Grey Nun's Hospital, Millwood's town center, and LRT terminal. Fantastic option for a small, growing family!

Built in 1993

## Essential Information

MLS® #	E4423775
Price	\$279,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,259
Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey



Status Active

### Community Information

Address 88 603 Youville Dr Drive  
Area Edmonton  
Subdivision Tawa  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6L 6V8

### Amenities

Amenities On Street Parking, Crawl Space, Deck, Hot Water Electric  
Parking 2 Outdoor Stalls

### Interior

Appliances Alarm/Security System, Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings  
Heating Forced Air-1, Natural Gas  
Stories 3  
Has Basement Yes  
Basement Full, Finished

### Exterior

Exterior Concrete, Vinyl  
Exterior Features Airport Nearby, Backs Onto Park/Trees, Fenced, Park/Reserve, Playground Nearby, Schools, Shopping Nearby, Private Park Access  
Roof Asphalt Shingles  
Construction Concrete, Vinyl  
Foundation Concrete Perimeter

### Additional Information

Date Listed March 3rd, 2025  
Days on Market 33  
Zoning Zone 29  
Condo Fee \$304

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real

estate professionals who are members of CREA (REALTOR®®, REALTORS®®) and/or the quality of services they provide (MLS®®, Multiple Listing Service®®)

Listing information last updated on April 5th, 2025 at 7:32pm MDT