Courtesy Of Mikee Canasa Of ARIVL

$379,000 - 739 Allard Blvd, Edmonton

MLS® #E4459621

$379,000
3 Bedroom, 2.50 Bathroom, 1,479 sqft
Condo / Townhouse on 0.00 Acres

Allard, Edmonton, AB

Welcome to this 3 bedroom 2.5 bath townhouse for sale offering AMAZING VALUE for first-time home buyers, investors, and young families. Previously a SHOW HOME, it features 9 FT CEILINGS, CENTRAL A/C, and MODERN FINISHES throughout. The entry level includes a large foyer with flex space perfect for a HOME OFFICE or GYM, plus a DOUBLE ATTACHED GARAGE. The main floor showcases a U-shaped kitchen with STAINLESS STEEL APPLIANCES, QUARTZ COUNTERTOPS, and ample cabinetry, along with a balcony and GAS BBQ OUTLET. The dining area opens to a bright living room with cozy fireplace. Upstairs, the primary suite offers a WALK-IN CLOSET & FULL ENSUITE alongside two bedrooms, a second full bath, and laundry. PRIME LOCATION, near Heritage Valley Town Centre, South Common, Airport Mall, groceries, and easy access to ANTHONY HENDAY, QE2, and YEG AIRPORT. Walking distance to Dr. Lila Fahlman School.

Built in 2017

Essential Information

MLS® #	E4459621
Price	$379,000
Bedrooms	3

Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,479
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	739 Allard Blvd
Area	Edmonton
Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3W5

Amenities

Amenities	Off Street Parking, Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Hot Water Electric, No Smoking Home, Parking-Visitor, Secured Parking, Natural Gas BBQ Hookup
Parking	Double Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Dr. Lila Fahlman School
Middle	Dr. Lila Fahlman School
High	Harry Ainlay High School

Additional Information

Date Listed	September 25th, 2025
Days on Market	11
Zoning	Zone 55
HOA Fees	70.88
HOA Fees Freq.	Annually
Condo Fee	$249

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Listing information last updated on October 6th, 2025 at 1:18pm MDT