

## \$375,998 - 35 525 Secord Boulevard, Edmonton

MLS® #E4450692

**\$375,998**

3 Bedroom, 2.50 Bathroom, 1,207 sqft

Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Welcome to this brand new townhouse unit the "Bentley" Built by StreetSide Developments and is located in one of Edmonton's newest premier west communities of Secord Heights. With almost 1210 square Feet, front and back yard is landscaped, this opportunity is perfect for a young family or young couple. Your main floor is complete with Luxury Vinyl plank flooring throughout the great room and the kitchen. Highlighted in your new kitchen are upgraded cabinets, upgraded counter tops and a tile back splash. Finishing off the main level is a 2 piece bathroom. The upper level has 3 bedrooms and 2 full bathrooms that is perfect for a first time buyer. \*\*\* Photos used are from the same style home recently built actual photos will be uploaded shortly once the home is complete at the end of this week \*\*\*

Built in 2025

### Essential Information

MLS® #	E4450692
Price	\$375,998
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,207



Acres	0.00
Year Built	2025
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	35 525 Secord Boulevard
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4A4

### Amenities

Amenities	See Remarks
Parking	Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 31st, 2025
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Days on Market	2
Zoning	Zone 58
Condo Fee	\$75

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Listing information last updated on August 2nd, 2025 at 3:47am MDT