

## \$299,999 - 4205 30 Street, Edmonton

MLS® #E4439811

**\$299,999**

3 Bedroom, 1.50 Bathroom, 1,212 sqft

Condo / Townhouse on 0.00 Acres

Larkspur, Edmonton, AB

This beautiful GREEN BACKING END UNIT located in Larkspur Landing is ready to call home! Close access to public transit, schools and playgrounds, shopping in Tamarack, and close proximity to Whitemud access. This home hosts an abundance of natural light, spacious living space and warm tones that are extra inviting! Featuring open concept living combining the living room, kitchen and dining for dinners, hangouts, and unforgettable memories. The backyard hosts a rear deck and thoughtful landscaping, while upstairs you're met with the primary bedroom with a walk-in closet, 2 additional bedrooms and a full bathroom to tie it all together. The basement of this home holds laundry, along with the readiness to be developed into your dream space. This home has everything you need to start your living in Larkspur Landing!

Built in 2016

### Essential Information

MLS® #	E4439811
Price	\$299,999
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,212



Acres	0.00
Year Built	2016
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	4205 30 Street
Area	Edmonton
Subdivision	Larkspur
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 2N8

### Amenities

Amenities	See Remarks
Parking	2 Outdoor Stalls

### Interior

Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

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

### Additional Information

Date Listed	June 1st, 2025
Days on Market	14

Zoning	Zone 30
Condo Fee	\$193

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