

\$249,000 - 204 237 Youville Drive, Edmonton

MLS® #E4433196

\$249,000

2 Bedroom, 2.00 Bathroom, 1,147 sqft

Condo / Townhouse on 0.00 Acres

Tawa, Edmonton, AB

Sunny and Spacious in Sienna Point! A welcoming 2 Bedroom Unit Features an Open Layout design with Spacious Living area, a Feature fireplace and outdoor living access. A Large Eat-in Kitchen with expansive countertops, tile backsplash, newer appliances & a pantry. The King Size Primary bedroom is a true highlight, offering wall-to-wall windows and direct patio access, spacious 3pc ensuite and generous walk-in closet. The secondary bedroom is also spacious & perfect for guests, office or Den. In-suite laundry, and a separate laundry/storage room, A/C and underground parking with additional storage cage are welcome extras. The well-managed adult (+18) building offers exceptional amenities, including a fitness center, sauna, steam room, theatre room, billiards, shuffleboard, party room, library, and guest suite. Located in a prime area close to shopping, LRT, this condo offers the perfect balance of luxury, convenience, and community. This is more than just a condo – it's a lifestyle!

Built in 2000

Essential Information

MLS® #	E4433196
Price	\$249,000
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	1,147
Acres	0.00
Year Built	2000
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	204 237 Youville Drive
Area	Edmonton
Subdivision	Tawa
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 7G2

Amenities

Amenities	Air Conditioner, Closet Organizers, Parking-Visitor, Party Room, Security Door, Social Rooms, Storage-In-Suite, See Remarks, Storage Cage
Parking	Heated, Parkade, Single Indoor, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Fan Coil, Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Low Maintenance Landscape, Private Setting, Public Transportation, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 28th, 2025
Days on Market	5
Zoning	Zone 29
Condo Fee	\$617

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 May 3rd, 2025 at 2:02am MDT