

## \$239,900 - 314 905 Blacklock Way, Edmonton

MLS® #E4434073

**\$239,900**

2 Bedroom, 2.00 Bathroom, 1,033 sqft

Condo / Townhouse on 0.00 Acres

Blackburne, Edmonton, AB

Top Floor Corner Unit with Ravine Views in the highly sought after Blackburne Park Building! This well maintained 1000sq/ft unit features 2 bedrooms, 2 full baths & 2 underground parking stalls. The Primary Bedroom overlooks the trees and has a large walkthrough closet and full en-suite. Great open concept layout with spacious living room is highlighted by a gas fireplace, vaulted ceilings and bright large windows. This unit boasts plenty of storage and in-suite laundry. Enjoy your balcony (incl gas hookup) overlooking the ravine and wildlife. Underground parking stalls are titled plus there is a large storage cage included. Blackburne is a prime location, close to parks, ravine trails, shopping, amenities and the Anthony Henday and Calgary Trail. This Rare is a true Must See!

Built in 2003

### Essential Information

MLS® #	E4434073
Price	\$239,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,033
Acres	0.00
Year Built	2003



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	314 905 Blacklock Way
Area	Edmonton
Subdivision	Blackburne
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1M7

### Amenities

Amenities	No Smoking Home, Parking-Visitor, Patio, Secured Parking, Security Door, Storage-In-Suite, Storage Cage
Parking Spaces	2
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Baseboard, Water
Fireplace	Yes
Fireplaces	Corner
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Landscaped, Private Setting, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 2nd, 2025
Days on Market	3
Zoning	Zone 55
Condo Fee	\$551

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