# \$249,900 - 421 1506 Tamarack Boulevard, Edmonton

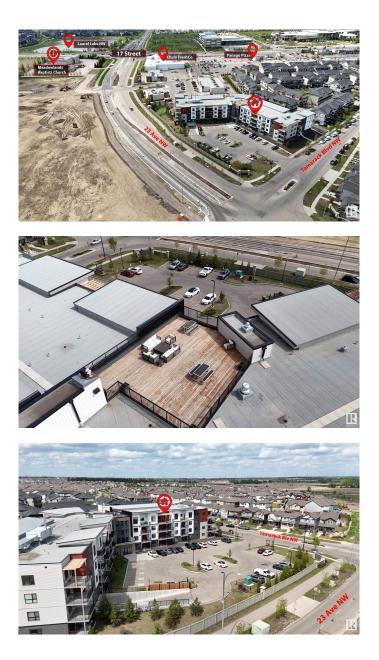
MLS® #E4441244

#### \$249,900

2 Bedroom, 1.00 Bathroom, 867 sqft Condo / Townhouse on 0.00 Acres

Tamarack, Edmonton, AB

Welcome to this bright and stylish top-floor 2-bedroom, 1-bathroom condo located in the vibrant community of Tamarack. This well-designed unit offers an efficient open-concept layout, maximizing every square foot for comfortable, modern living. The upgraded kitchen features sleek cabinetry, stainless steel appliances, and a large islandâ€"perfect for casual dining or entertaining. The living area offers a vaulted ceiling and flows effortlessly to your private balcony, offering unobstructed views and a quiet place to unwind. The unit includes inuite laundry and secure underground parkingâ€"a huge bonus during Edmonton's winters. Enjoy the convenience of being minutes from shopping at Tamarack Common, Meadows Rec Centre, major transit routes, and easy access to Whitemud and Anthony Henday. Ideal for first-time buyers, downsizers, or investors. Move-in ready and priced to sellâ€"this one checks all the boxes!



Built in 2019

#### **Essential Information**

MLS® #	E4441244
Price	\$249,900
Bedrooms	2

Bathrooms	1.00
Full Baths	1
Square Footage	867
Acres	0.00
Year Built	2019
Туре	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

## **Community Information**

Address	421 1506 Tamarack Boulevard
Area	Edmonton
Subdivision	Tamarack
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2J5

### Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke, No Smoking Home,		
	Parking-Visitor, Smart/Program. Thermostat, Secured Parking,		
	Storage-Locker Room, Vaulted Ceiling, Rooftop Deck/Patio		
Parking Spaces	1		

## Interior

Appliances	Dishwasher-Built-In, (	Garage	Opener,	Microwave	Hood	Fan,
	Refrigerator, Stacked Washer/Dryer, Stove-Electric					
Heating	Hot Water, Natural Gas					
# of Stories	4					
Stories	1					
Has Basement	Yes					
Basement	None, No Basement					

#### Exterior

Exterior	Wood, Stone, Vinyl	
Exterior Features	Airport Nearby, Commercial, Landscaped, Playground Nearby, Public	
	Transportation, Schools, Shopping Nearby, Vegetable Garden	

Roof	EPDM Membrane
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

#### **Additional Information**

Date Listed	June 8th, 2025
Days on Market	23
Zoning	Zone 30
Condo Fee	\$411

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 July 1st, 2025 at 9:02pm MDT