

## \$269,900 - 50 3305 Orchards Link Link, Edmonton

MLS® #E4452126

**\$269,900**

2 Bedroom, 1.00 Bathroom, 833 sqft

Condo / Townhouse on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Welcome to The Orchards—one of South Edmonton’s most sought-after communities! This 2-bedroom immaculate townhome offers a bright open layout with quartz countertops, stainless steel appliances, and an oversized island. Enjoy your morning coffee on the private patio or unwind in the spacious living room. Features include a full 4-piece bath, in-suite laundry, vinyl plank flooring, and a double tandem attached garage with extra storage. Both bedrooms are generously sized, making it perfect for singles, couples, remote workers, or a small family. With low condo fees and thoughtful finishes throughout, this move-in-ready home is as stylish as it is functional. As a resident, enjoy exclusive access to the Orchards clubhouse, NHL-size skating rink, tennis courts, pickleball, splash park, and year-round community events. Conveniently located near schools, parks, shopping, transit, and major roadways—including the Henday and airport. A perfect blend of value, comfort, and lifestyle! Shows 10/10

Built in 2019

### Essential Information

MLS® # E4452126

Price \$269,900



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 833               |
| Acres          | 0.00              |
| Year Built     | 2019              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 50 3305 Orchards Link Link |
| Area        | Edmonton                   |
| Subdivision | The Orchards At Ellerslie  |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6X 2H1                    |

### Amenities

|                |                                                                                     |
|----------------|-------------------------------------------------------------------------------------|
| Amenities      | Detectors Smoke, Front Porch, Hot Water Natural Gas, Parking-Visitor, Vinyl Windows |
| Parking Spaces | 2                                                                                   |
| Parking        | Double Garage Attached                                                              |

### Interior

|              |                                                                                                                     |
|--------------|---------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                                                                           |
| Stories      | 2                                                                                                                   |
| Has Basement | Yes                                                                                                                 |
| Basement     | None, No Basement                                                                                                   |

### Exterior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                            |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                       |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 12               |
| Zoning         | Zone 53          |
| HOA Fees       | 450              |
| HOA Fees Freq. | Annually         |
| Condo Fee      | \$205            |

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Listing information last updated on August 19th, 2025 at 11:32pm MDT