

Courtesy Of Fadi Georgi Of MaxWell Polaris

\$354,999 - 17 603 Watt Boulevard, Edmonton

MLS® #E4431071

\$354,999

3 Bedroom, 2.50 Bathroom, 1,627 sqft
Condo / Townhouse on 0.00 Acres

Walker, Edmonton, AB

Located in the vibrant Walker community! This well maintained END UNIT townhouse offers comfortable, functional living spread across three levels. Step inside, you'll find a spacious entryway with direct access from the front door, a double attached garage, and a handy utility room—perfect for keeping things organized. Head upstairs to the main living area where natural light pours in, highlighting the open-concept layout. The modern kitchen flows into a dining area and living room with a fireplace, creating the perfect space for everyday living or entertaining. The balcony just off the kitchen perfect to enjoy your morning coffee or unwind after a long day. A 2-piece bathroom completes this level. Upstairs, the top floor features three bedrooms, including a primary suite with its own 3-piece ensuite and walk-in closet. You'll also find a full 4-piece bathroom and laundry. Located next to visitor parking and close to parks, schools, shopping, and major commuter routes.

Built in 2010

Essential Information

MLS® #	E4431071
Price	\$354,999
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,627
Acres	0.00
Year Built	2010
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	17 603 Watt Boulevard
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0P3

Amenities

Amenities	Air Conditioner, See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Paved Lane, Playground Nearby, Public Transportation,

Schools, Shopping Nearby, See Remarks

Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed April 16th, 2025
Days on Market 9
Zoning Zone 53
Condo Fee \$227

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 April 24th, 2025 at 10:17pm MDT