Courtesy Of Rohin Sethi And Arash Sethi Of MaxWell Polaris

$229,900 - 319 4407 23 Street, Edmonton

MLS® #E4459556

$229,900
2 Bedroom, 2.00 Bathroom, 1,049 sqft
Condo / Townhouse on 0.00 Acres

Larkspur, Edmonton, AB

Welcome to this bright 2 bed, 2 bath corner unit apartment in sought-after Larkspur. Step into a spacious foyer with closet and hall area that adds a sense of openness, perfect for setting up a small lounge . From here, move into the dining area and functional kitchen with all appliances included, island seating, and ample cabinetry. The open living room extends to a private balcony, a wonderful spot for fresh air, and relaxing. The primary suite is a private retreat featuring a walk-in closet and a 3pc ensuite, while the second bedroom with closet is served by a full 4pc bath. Added convenience includes in-suite laundry, underground heated titled parking, and elevator access. Walking distance to ETS bus stop, trails, and parks, or shop at nearby Walmart, Superstore, Value Village, Winners, Staples, and Home Depot. Dining, banking, and Meadows Transit Centre are all within minutes, while Whitemud Drive and Anthony Henday offer fast access across the city. This condo offers everything!

Built in 2006

Essential Information

MLS® #	E4459556
Price	$229,900
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,049
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	319 4407 23 Street
Area	Edmonton
Subdivision	Larkspur
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0B6

Amenities

Amenities	Detectors Smoke, Parking-Visitor, Patio, Smart/Program. Thermostat, See Remarks
Parking Spaces	1
Parking	Heated, Stall, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Velma E. Baker School
Middle	Thelma Chalifoux School
High	Elder Dr. Francis School

Additional Information

Date Listed	September 25th, 2025
Days on Market	8
Zoning	Zone 30
Condo Fee	$721

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Listing information last updated on October 3rd, 2025 at 1:47am MDT