

Courtesy Of Sanshira Riep Of Real Broker

## \$176,500 - 202 856 Secord Boulevard, Edmonton

MLS® #E4438828

**\$176,500**

1 Bedroom, 1.00 Bathroom, 513 sqft

Condo / Townhouse on 0.00 Acres

Secord, Edmonton, AB

Welcome to your cozy escape at West Secord, where modern elegance meets everyday convenience. This 1-bedroom Mysa model by Street Side Developments, featuring quartz countertops, sleek two-tone flat thermo-foil cabinetry, and luxury vinyl plank flooring throughout, every detail is crafted for modern living. The kitchen is equipped with a full Whirlpool stainless steel appliance package, making meal prep and entertaining a breeze. The bedroom offers a private, comfortable retreat, while the open-concept living and dining area is perfect for relaxing or hosting friends. Large windows bring in plenty of natural light, creating a bright and welcoming atmosphere. Located in the vibrant and growing community of Secord, you're just moments away from the River Cree Resort & Casino, Costco, GoodLife Fitness, and countless other amenities. Perfect for first-time homebuyers, young professionals, or investors seeking a stylish, low-maintenance property. Please note, some photos have been virtually staged.

Built in 2022

### Essential Information

MLS® # E4438828

Price \$176,500



|                |                        |
|----------------|------------------------|
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 513                    |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 202 856 Secord Boulevard |
| Area        | Edmonton                 |
| Subdivision | Secord                   |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T5T 7R9                  |

### Amenities

|                |                                 |
|----------------|---------------------------------|
| Amenities      | Deck, Intercom, Parking-Visitor |
| Parking Spaces | 1                               |
| Parking        | Stall                           |

### Interior

|              |                                                                                             |
|--------------|---------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating      | Forced Air-1, Natural Gas                                                                   |
| # of Stories | 3                                                                                           |
| Stories      | 3                                                                                           |
| Has Basement | Yes                                                                                         |
| Basement     | None, No Basement                                                                           |

### Exterior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                  |
| Exterior Features | Airport Nearby, Golf Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                             |

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

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 28th, 2025 |
| Days on Market | 20             |
| Zoning         | Zone 58        |
| HOA Fees Freq. | Annually       |
| Condo Fee      | \$170          |

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Listing information last updated on June 17th, 2025 at 7:17am MDT