

\$347,900 - 6 330 Bulyea Road, Edmonton

MLS® #E4460283

\$347,900

3 Bedroom, 1.50 Bathroom, 1,218 sqft

Condo / Townhouse on 0.00 Acres

Bulyea Heights, Edmonton, AB

Welcome home to this beautiful townhouse in the HEART of it all! This 3 bed, 2 bath home features a stunning open main floor concept with large kitchen, plenty of cabinet and counter space, stainless steel appliances and an amazing space for entertaining. Upstairs are 3 generous sized bedrooms, the primary features a stunning walk-in closet with custom shelving. A 4pce bath completes the upper floor. The unfinished basement is ready for your ideas with roughed in plumbing and an excellent use of space to create a bedroom and rec room. Head outside to the beautiful deck backing a park/school. With LOW CONDO FEES and a location that cannot be beat! Only minutes to the Whitemud, downtown and many parks and walking trails.

Built in 2019

Essential Information

MLS® #	E4460283
Price	\$347,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,218
Acres	0.00



Year Built	2019
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	6 330 Bulyea Road
Area	Edmonton
Subdivision	Bulyea Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0W8

Amenities

Amenities	See Remarks
Parking	2 Outdoor Stalls, Stall

Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 1st, 2025
Days on Market	16
Zoning	Zone 14
HOA Fees	157.5

HOA Fees Freq. Annually

Condo Fee \$267

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 October 17th, 2025 at 2:18pm MDT