

## \$225,000 - 67 1530 Tamarack Boulevard, Edmonton

MLS® #E4450561

**\$225,000**

1 Bedroom, 1.00 Bathroom, 724 sqft

Condo / Townhouse on 0.00 Acres

Tamarack, Edmonton, AB

Welcome to this stylish stacked townhouse in the vibrant community of Tamarack! Spanning two levels and offering 724 sq ft of thoughtfully designed living space, this home features 1 spacious bedroom plus a main floor den—ideal for a home office, reading nook, or guest space. The bright, open-concept kitchen is equipped with white cabinetry, upgraded stainless steel appliances, and ample counter space, all complemented by large windows that fill the home with natural light. The primary bedroom includes a generous walk-in closet and direct access to a private, south-facing balcony—perfect for relaxing with your morning coffee or unwinding in the evening. Enjoy the added convenience of upper floor laundry and an attached single garage complete with built-in shelving for extra storage and brand new asphalt throughout. Located just steps from schools, shopping, parks, and transit, this home combines comfort, functionality, and unbeatable location. A perfect fit for first-time buyers or investors!

Built in 2018

### Essential Information

MLS® # E4450561

Price \$225,000

Bedrooms 1



|                |                   |
|----------------|-------------------|
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 724               |
| Acres          | 0.00              |
| Year Built     | 2018              |
| Type           | Condo / Townhouse |
| Sub-Type       | Stacked Townhouse |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 67 1530 Tamarack Boulevard |
| Area        | Edmonton                   |
| Subdivision | Tamarack                   |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6T 0V7                    |

### Amenities

|           |                                                    |
|-----------|----------------------------------------------------|
| Amenities | Off Street Parking, Detectors Smoke, Vinyl Windows |
| Parking   | Single 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      | 1                                                                                                                   |
| Has Basement | Yes                                                                                                                 |
| Basement     | None, No Basement                                                                                                   |

### Exterior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                            |
| Exterior Features | Flat Site, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                              |
| Construction      | Wood, Stone, Vinyl                                                                                            |
| Foundation        | Concrete Perimeter                                                                                            |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 31st, 2025 |
| Days on Market | 2               |
| Zoning         | Zone 30         |
| Condo Fee      | \$155           |

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 August 2nd, 2025 at 4:17am MDT