

## \$345,000 - 49 4850 Terwillegar Common, Edmonton

MLS® #E4462557

**\$345,000**

3 Bedroom, 2.50 Bathroom, 1,218 sqft  
Condo / Townhouse on 0.00 Acres

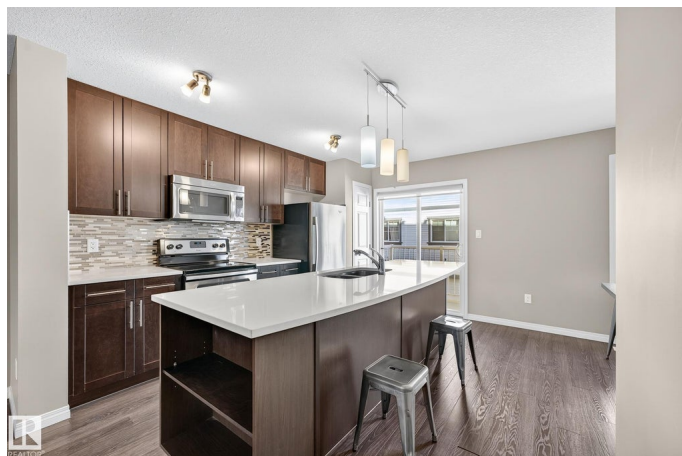
South Terwillegar, Edmonton, AB

Welcome to this bright and modern 3-bedroom, 2.5-bath townhouse with a double attached garage in desirable South Terwillegar! This stylish home offers an open-concept main floor with a spacious living area, large windows, and a contemporary kitchen featuring stainless steel appliances, ample cabinetry, and an island perfect for entertaining. Upstairs you'll find a generous primary suite with a walk-in closet and ensuite, two additional bedrooms, a full bath, and convenient laundry. Enjoy a private front patio, low-maintenance living, and direct access to the double garage. Located just minutes from schools, parks, trails, shopping, and quick access to the Anthony Henday, this move-in-ready home combines comfort, convenience, and incredible value in one of Edmonton's most sought-after communities.

Built in 2013

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4462557  |
| Price      | \$345,000 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                   |
|----------------|-------------------|
| Square Footage | 1,218             |
| Acres          | 0.00              |
| Year Built     | 2013              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 49 4850 Terwillegar Common |
| Area        | Edmonton                   |
| Subdivision | South Terwillegar          |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6R 0T6                    |

### Amenities

|           |                                                                                                                                      |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Closet Organizers, Deck, Detectors Smoke, Front Porch, Patio, Secured Parking, Vinyl Windows, See Remarks |
| Parking   | Double Garage Attached                                                                                                               |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                            |
| Stories           | 2                                                                                    |
| Has Basement      | Yes                                                                                  |
| Basement          | Partial, Unfinished                                                                  |

### Exterior

|                   |                                                                                                                                     |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                         |
| Exterior Features | Fenced, Landscaped, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                    |
| Construction      | Wood, Vinyl                                                                                                                         |
| Foundation        | Concrete Perimeter                                                                                                                  |

**School Information**

|            |                        |
|------------|------------------------|
| Elementary | Esther Starkman School |
| Middle     | Esther Starkman School |
| High       | Lillian Osborne School |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 17th, 2025 |
| Days on Market | 9                  |
| Zoning         | Zone 14            |
| HOA Fees       | 138                |
| HOA Fees Freq. | Monthly            |
| Condo Fee      | \$209              |

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Listing information last updated on October 26th, 2025 at 9:32pm MDT