

\$269,500 - 97 501 Youville Drive, Edmonton

MLS® #E4456059

\$269,500

2 Bedroom, 2.50 Bathroom, 1,155 sqft
Condo / Townhouse on 0.00 Acres

Tawa, Edmonton, AB

This half duplex in Legacy Park offers 2 master suite bedrooms upstairs, 2.5 bathrooms, and 1155sq ft of living space (main and top floor) as well as a finished basement and a one car garage with fully fenced in back yard with newer deck (this complex is pet friendly). This home is ideal for families starting out, Grey Nuns employees, or NAIT/Grant MacEwan students who LRT downtown. The two master suites upstairs are large and both have their own ensuite bathroom (one has large jacuzzi tub) and both rooms have a walk in closet. This half duplex is nestled in a peaceful location, close to all amenities and with low condo fees (\$187/month), it ensures worry-free living! Enjoy a bright living area, with a gas fireplace for those chilly evenings. The basement is spacious, has a fireplace and could be used for another bedroom or another living room space. Outside, relax on the sunset facing deck, hang out on the front porch or go across the street to the huge park! Walking distance to the LRT and Grey Nuns.

Built in 1993

Essential Information

MLS® #	E4456059
Price	\$269,500



Bedrooms 2
 Bathrooms 2.50
 Full Baths 2
 Half Baths 1
 Square Footage 1,155
 Acres 0.00
 Year Built 1993
 Type Condo / Townhouse
 Sub-Type Half Duplex
 Style 2 Storey
 Status Active

Community Information

Address 97 501 Youville Drive
 Area Edmonton
 Subdivision Tawa
 City Edmonton
 County ALBERTA
 Province AB
 Postal Code T6L 6T8

Amenities

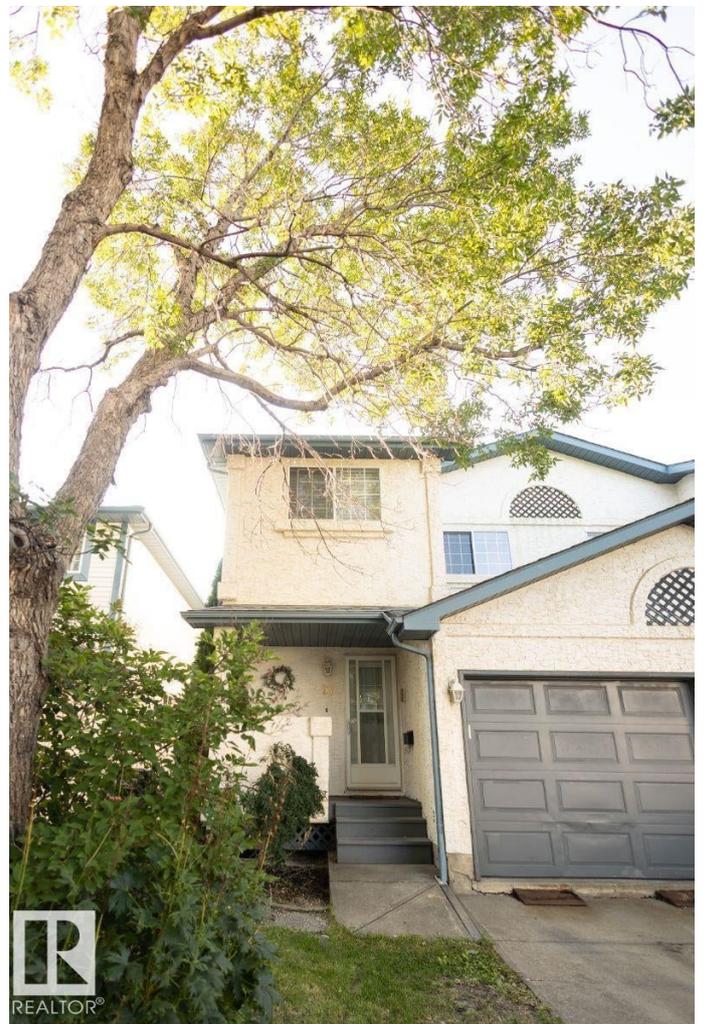
Amenities Off Street Parking, On Street
 Natural Gas, Parking-Visitor
 Parking Spaces 2
 Parking Single Garage Attached

Interior

Interior Features ensuite bathroom
 Appliances See Remarks
 Heating Forced Air-2, Natural Gas
 Fireplace Yes
 Fireplaces Tile Surround
 Stories 3
 Has Basement Yes
 Basement Full, Finished

Exterior

Exterior Concrete, Stucco



Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, Low Maintenance Landscape, Public Transportation, Recreation Use, Shopping Nearby
Roof	Asphalt Shingles
Construction	Concrete, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 4th, 2025
Days on Market	58
Zoning	Zone 29
Condo Fee	\$187

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Listing information last updated on October 31st, 2025 at 10:47pm MDT