

\$349,000 - 30 380 Silverberry Road, Edmonton

MLS® #E4431553

\$349,000

4 Bedroom, 2.50 Bathroom, 1,201 sqft
Condo / Townhouse on 0.00 Acres

Silver Berry, Edmonton, AB

Welcome to this well-maintained approx. 1,200 sq. ft., LOW CONDO FEE townhouse in the desirable SILVER BERRY community. This 4-bedroom, 2.5-bath home offers a spacious layout, modern upgrades, and a prime location near a shopping plaza and park. The main floor features a bright living area with a cozy gas FIREPLACE, a well-appointed kitchen, a dining space, and a half bath. Upstairs, you'll find three bedrooms, including a primary suite with 2 closets, plus a full bath. The FULLY FINISHED BASEMENT adds a fourth bedroom, living area, and full bath. Outside, enjoy an EXTENDED driveway, front-attached Single garage, and a low-maintenance backyard with stone landscaping, a deck, and a privacy wall. Updates include a new hot water tank (2024), central A/C, and shingles already replaced. Located steps from shopping, dining, and parks, this home won't last long!

Built in 2007

Essential Information

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|------------|-----------|
| MLS® # | E4431553 |
| Price | \$349,000 |
| Bedrooms | 4 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|-------------------|
| Half Baths | 1 |
| Square Footage | 1,201 |
| Acres | 0.00 |
| Year Built | 2007 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 30 380 Silverberry Road |
| Area | Edmonton |
| Subdivision | Silver Berry |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 0G4 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, See Remarks |
| Parking | Single Garage Attached |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | None |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Low Maintenance Landscape, Public Transportation, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 17th, 2025 |
| Days on Market | 14 |
| Zoning | Zone 30 |
| Condo Fee | \$195 |



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Listing information last updated on May 1st, 2025 at 10:32am MDT