

# \$328,888 - 935 Youville Drive, Edmonton

MLS® #E4460287

**\$328,888**

2 Bedroom, 2.00 Bathroom, 1,167 sqft  
Condo / Townhouse on 0.00 Acres

Tawa, Edmonton, AB

Immaculate and move-in ready, this beautifully maintained 55+ bungalow condo is located in the gated community of Sunrise Village (Tawa). Enjoy peace of mind & privacy in this secure and serene setting. The bright and functional layout offers two bedrooms, two bathrooms, and main floor laundry. Oak hardwood floors add warmth and elegance, while the modern kitchen features granite countertops, tile backsplash and ample cabinetry. A glassed-in solarium off the kitchen provides the perfect space to enjoy three seasons in comfort. The open, insulated basement includes a 2-piece bath and cold room, offering great storage and future development potential. Additional highlights include newer dishwasher, washer & dryer, central A/C, a single attached front garage, underground sprinklers, and mature landscaping throughout the complex. Close to parks, shopping, and transit, this home offers worry-free living in a quiet, well-managed community.

Built in 1993

## Essential Information

MLS® #	E4460287
Price	\$328,888
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	1,167
Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Bungalow
Status	Active

### **Community Information**

Address	935 Youville Drive
Area	Edmonton
Subdivision	Tawa
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 6T2

### **Amenities**

Amenities	See Remarks
Parking	Single Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
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	7
Zoning	Zone 29
Condo Fee	\$320

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