

\$368,000 - 15 211 Blackburn Drive, Edmonton

MLS® #E4443942

\$368,000

2 Bedroom, 3.50 Bathroom, 1,507 sqft

Condo / Townhouse on 0.00 Acres

Blackburne, Edmonton, AB

RARE RAVINE BACKING GEM! This beautiful half duplex with a double attached garage is nestled in a serene, upscale complex. Over 1500 sq ft plus a fully finished basement, the main floor welcomes you with a spacious foyer, a large living room with gleaming hardwood floors, a cozy gas fireplace, and an elegant open-concept kitchen with a central island, rich cabinetry, and ceramic tile flooring. Enjoy the convenience of main floor laundry and a stylish powder room. The upper level is open to below with loads of natural light and offers two generous bedrooms. The luxurious primary suite features a walk-in closet and a spa-inspired ensuite with soaker tub, separate shower, and tile finishes. The basement is a refined retreat with a spacious rec room, second gas fireplace, full bath, and abundant storage. Step outside to a private deck with gas BBQ line, overlooking lush green space and tranquil ravine trails – the perfect blend of nature and sophistication. Some photos have been virtually staged.

Built in 2000

Essential Information

MLS® # E4443942

Price \$368,000

Bedrooms 2



| | |
|----------------|-------------------|
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,507 |
| Acres | 0.00 |
| Year Built | 2000 |
| Type | Condo / Townhouse |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 15 211 Blackburn Drive |
| Area | Edmonton |
| Subdivision | Blackburne |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 1C8 |

Amenities

| | |
|----------------|--|
| Amenities | Air Conditioner, Deck, Detectors Smoke, Natural Gas BBQ Hookup |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Water Softener, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|----------|--------------------|
| Exterior | Wood, Brick, Vinyl |
|----------|--------------------|

| | |
|-------------------|--|
| Exterior Features | Backs Onto Park/Trees, Creek, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby |
| Roof | Cedar Shakes |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 23rd, 2025 |
| Days on Market | 3 |
| Zoning | Zone 55 |
| HOA Fees | 72 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$593 |

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Listing information last updated on June 26th, 2025 at 12:17pm MDT