

\$409,900 - 33 330 Bulyea Road, Edmonton

MLS® #E4441097

\$409,900

3 Bedroom, 2.50 Bathroom, 1,494 sqft

Condo / Townhouse on 0.00 Acres

Bulyea Heights, Edmonton, AB

Welcome to this gorgeous 3 storey townhome located in the highly desirable neighborhood of Bulyea Heights! This well-maintained Original Owner unit features beautiful finishings & a great natural light throughout. The ground level entry is bright and open with access to the double attached garage. Open concept main level boasts laminate flooring and a south facing living room w/ access to a large balcony overlooking a green space - safe for kids to play! The kitchen is a chef's dream with loads of cabinetry, tile back-splash & SS appliances. Upstairs you will find a Primary bedroom w/ walk-in closet and 4 pc ensuite and two additional good sized bedrooms, 4-piece main bathroom, and laundry! Walking distance to top-ranked George H Luck School & playground. Easy access to Terwillegar Drive, Henday & Whitemud freeway. Affordable living in a highly desirable mature neighborhood!

Built in 2018

Essential Information

| | |
|------------|-----------|
| MLS® # | E4441097 |
| Price | \$409,900 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|-------------------|
| Half Baths | 1 |
| Square Footage | 1,494 |
| Acres | 0.00 |
| Year Built | 2018 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 3 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 33 330 Bulyea Road |
| Area | Edmonton |
| Subdivision | Bulyea Heights |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6R 0W8 |

Amenities

| | |
|-----------|---|
| Amenities | Detectors Smoke, Parking-Visitor, Vinyl Windows |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|------------------------|
| Elementary | George H Luck School |
| Middle | Riverbend Junior High |
| High | Lillian Osborne School |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 7th, 2025 |
| Days on Market | 10 |
| Zoning | Zone 14 |
| HOA Fees | 157.5 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$267 |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 17th, 2025 at 5:47pm MDT