

# \$479,998 - 7507 Observer Ln Nw, Edmonton

MLS® #E4418291

## \$479,998

1 Bedroom, 2.00 Bathroom, 902 sqft  
Single Family on 0 Acres

Blatchford Area, Edmonton, Alberta

Welcome to the Bungalows at Blatchford. This brand new townhouse unit the "Hudson" Built by StreetSide Developments and is located in one of Edmonton's best and upcoming areas of Blatchford!!! With just over 900 square Feet, front and back yard is landscaped, fully fenced and a double detached garage, this opportunity is perfect for a retired couple. This bungalow comes complete with upgraded Vinyl plank flooring throughout the great room and the kitchen. Highlighted in your new kitchen are upgraded cabinets, upgraded counter tops and a tile back splash. This home has a large primary suite with a 4 piece ensuite and a den perfect for a home office or a spare bedroom. This home has a unspoiled basement ready for future development or extra stroage. These bungalows have NO CONDO FEES! \*\*\* This home is under construction and the photos used are from the same home recently built and colors may vary will be complete by the end of June 2025\*\*\*\* (id:6289)

Built in 2025

## Essential Information

Listing #	E4418291
Price	\$479,998
Bedrooms	1
Bathrooms	2.00
Half Baths	1



Square Footage	902
Acres	0.05
Year Built	2025
Type	Single Family
Sub-Type	Row / Townhouse
Style	Bungalow

### **Community Information**

Address	7507 Observer Ln Nw
Subdivision	Blatchford Area
City	Edmonton
Province	Alberta
Postal Code	T5G2S5

### **Amenities**

Amenities	Airport, Playground, Public Transit, Schools, Shopping
Features	See remarks, Park/reserve
Parking	Detached Garage
# of Garages	1

### **Interior**

Appliances	Garage door opener remote(s), Garage door opener
Heating	Heat Pump
# of Stories	1

### **Listing Details**

Listing Office	Royal LePage Arteam Realty
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