

## \$314,000 - 118 655 Tamarack Road, Edmonton

MLS® #E4455598

**\$314,000**

3 Bedroom, 2.50 Bathroom, 1,285 sqft

Condo / Townhouse on 0.00 Acres

Tamarack, Edmonton, AB

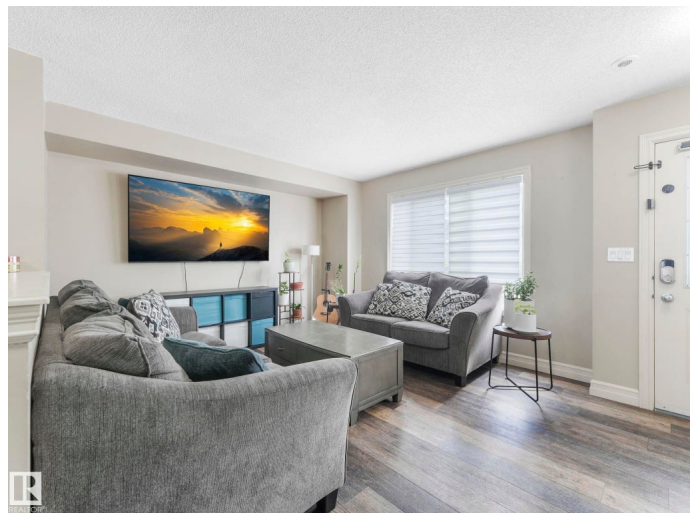
Welcome to #118 655 Tamarack Rd NW! This 3-storey townhome offers nearly 1,300 sq. ft. of stylish living with a double attached garage and a private fenced yard. The main floor boasts an open layout with large windows, laminate floors, and a spacious kitchen featuring a walk-in pantry, island, stainless steel appliances (newer fridge), and convenient laundry. Upstairs, you'll find two bright bedrooms, a full 4-pc bath, plus a primary suite with a walk-in closet and 3-pc ensuite with standing shower. The lower level includes a generous mudroom and utility room with tankless hot water heater, along with direct access to the garage. Outside, enjoy a large patio and grass area—perfect for pets, kids, or entertaining. Located in family-friendly Tamarack, you're steps to schools, parks, trails, and playgrounds, with shopping at Walmart, Home Depot, and Meadows Rec Centre nearby. Quick access to Whitemud, Anthony Henday, and transit makes commuting easy. Modern, functional, and move-in ready—this one stands out!

Built in 2012

### Essential Information

MLS® # E4455598

Price \$314,000



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,285             |
| Acres          | 0.00              |
| Year Built     | 2012              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 3 Storey          |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 118 655 Tamarack Road |
| Area        | Edmonton              |
| Subdivision | Tamarack              |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6T 0N4               |

### Amenities

|                |                                                                                 |
|----------------|---------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, Front Porch, Parking-Visitor, Patio, Natural Gas BBQ Hookup |
| Parking Spaces | 2                                                                               |
| Parking        | Double Garage Attached                                                          |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                      |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave 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, Asphalt, Vinyl                                                |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public |

|              |                                 |
|--------------|---------------------------------|
|              | Transportation, Shopping Nearby |
| Roof         | Asphalt Shingles                |
| Construction | Wood, Asphalt, Vinyl            |
| Foundation   | Concrete Perimeter              |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 2nd, 2025 |
| Days on Market | 14                  |
| Zoning         | Zone 30             |
| Condo Fee      | \$265               |

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Listing information last updated on September 16th, 2025 at 10:47am MDT