

\$349,555 - 23 165 Cy Becker Boulevard, Edmonton

MLS® #E4462488

\$349,555

3 Bedroom, 2.50 Bathroom, 1,587 sqft
Condo / Townhouse on 0.00 Acres

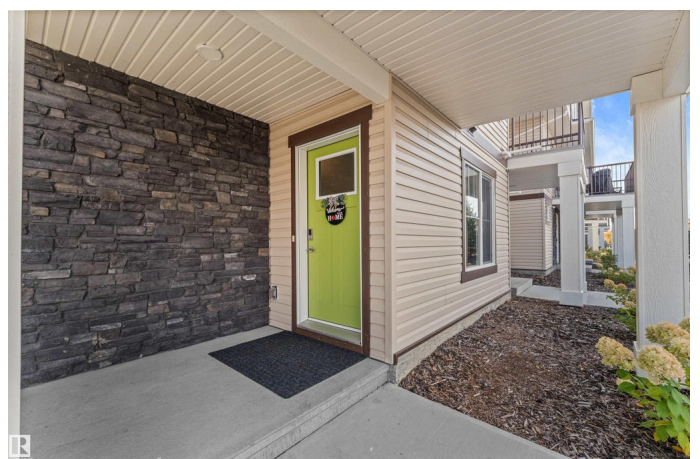
Cy Becker, Edmonton, AB

FULLY UPGRADED END UNIT w/LOW CONDO FEES, CENTRAL A/C & DOUBLE ATTACHED GARAGE! Welcome to Cy Becker, one of North Edmonton's most desirable communities! With quick access to Manning Drive, Manning T.C, Clareview Rec Centre, Costco, Save-On-Foods, the Henday, & Yellowhead Trail, this isn't just another listing—it's the perfect place to call home. Step inside to a spacious ground-level flex area that's ideal for a mudroom or office—tailored to your lifestyle. Upstairs, you'll love the bright, open-concept living & dining area featuring a modern fireplace, floor-to-ceiling kitchen cabinetry, quartz countertops, upgraded sink, & s/s appliances. Enjoy a versatile den (or 4th bedroom!), a convenient powder room, + a large balcony perfect for morning coffee. The upper level offers 3 generous bedrooms, including a primary suite with a private ensuite & spacious closet, + another full bathroom & a dedicated laundry room for convenience. W/Low condo fees of \$216 & all the upgrades, this is the one!!

Built in 2020

Essential Information

MLS® #	E4462488
Price	\$349,555



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,587
Acres	0.00
Year Built	2020
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	23 165 Cy Becker Boulevard
Area	Edmonton
Subdivision	Cy Becker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 6M1

Amenities

Amenities	Deck, Detectors Smoke, Parking-Visitor
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Heatilator/Fan
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Flat Site, Golf Nearby, Landscaped, Public Transportation, Schools,

	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Belvedere School
Middle	Steele Heights School
High	M.E. LaZerte School

Additional Information

Date Listed	October 17th, 2025
Days on Market	3
Zoning	Zone 03
Condo Fee	\$216

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 October 20th, 2025 at 7:02pm MDT