

## \$590,000 - 21 10 Blackburn Drive, Edmonton

MLS® #E4458480

**\$590,000**

3 Bedroom, 3.00 Bathroom, 1,157 sqft

Condo / Townhouse on 0.00 Acres

Blackburne, Edmonton, AB

A rare opportunity to own this one-of-a-kind adult detached condominium, fully reimagined with a complete new remodel. Featuring a spacious double tandem attached garage w/high ceilings & mezzanine, plus an additional single attached garage (possible 4cars total), this home blends luxury w/exceptional functionality. Naturally lit & open floorplan w/intricately laid flooring welcomes you through approx 2200sf of total living space w/exceptional designer touches throughout. Oversized kitchen w/flat panelled matte black modern cabinets, white quartz, plenty of storage, upgraded new appliances & direct access to newer deck. Spacious nook & oversized new concrete patio (\$17,000) for indoor/outdoor dining. 2 bedrooms & 2 bathrooms both on main level for convenience. Lower level offers dual recreational areas, 3rd bedroom, office/hobby studio & 4pc bathroom. Clubhouse access for residents. Notable mentions: new plex lines, basement soundproofed, RV parking, custom built-ins. Turn key ready & shows a perfect 10!

Built in 1994

### Essential Information

MLS® # E4458480

Price \$590,000



|                |                      |
|----------------|----------------------|
| Bedrooms       | 3                    |
| Bathrooms      | 3.00                 |
| Full Baths     | 3                    |
| Square Footage | 1,157                |
| Acres          | 0.00                 |
| Year Built     | 1994                 |
| Type           | Condo / Townhouse    |
| Sub-Type       | Detached Condominium |
| Style          | Bungalow             |
| Status         | Active               |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 21 10 Blackburn Drive |
| Area        | Edmonton              |
| Subdivision | Blackburne            |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6W 1C2               |

### Amenities

|                |                                                                                                                         |
|----------------|-------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Club House, Deck, No Animal Home, No Smoking Home, Patio, Recreation Room/Centre, Wet Bar, See Remarks |
| Parking Spaces | 5                                                                                                                       |
| Parking        | Triple Garage Attached                                                                                                  |

### Interior

|                   |                                                                                                                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler, See Remarks, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                          |
| Stories           | 2                                                                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                                                                |
| Basement          | Full, Finished                                                                                                                                                                                                     |

### Exterior

|          |                    |
|----------|--------------------|
| Exterior | Wood, Stone, Vinyl |
|----------|--------------------|

|                   |                                                                                                                         |
|-------------------|-------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Airport Nearby, Landscaped, No Back Lane, Private Setting, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                        |
| Construction      | Wood, Stone, Vinyl                                                                                                      |
| Foundation        | Concrete Perimeter                                                                                                      |

### School Information

|            |                            |
|------------|----------------------------|
| Elementary | RobertaMacAdams/M FeeOtter |
| Middle     | DS MacKenzie/M FeeOtterson |
| High       | Dr Anne Anderson           |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 18th, 2025 |
| Days on Market | 19                   |
| Zoning         | Zone 55              |
| Condo Fee      | \$450                |

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 7th, 2025 at 7:02pm MDT