

# \$648,900 - 7805 Yorke Road Nw, Edmonton

MLS® #A2191068

**\$648,900**

4 Bedroom, 3.00 Bathroom, 1,766 sqft

Residential on 0.06 Acres

N/A, Edmonton, Alberta

This unique, 3-story, sustainable townhome in Blatchford is a must see! The upgraded townhome includes a chefs kitchen with 36" Thermador professional series gas stove, built in cabinet freezer, Frigidaire professional series fridge, Bosch built-in dishwasher and a large prep island. The main floor also includes a large dining area and front living room with floor to ceiling windows. There is a 1/2 bath and large mud room at the rear entry. The second floor includes a primary suite with walk in closet & ensuite bath, plus two good sized bedrooms and another full bath. The third story has an office/rec room, 2 large storage areas and access to the rooftop deck. Finally, this home also has a FULLY DEVELOPED basement with another bedroom, full bathroom and a huge rec room. As if that wasn't enough, the home includes landscaping, double detached garage, fully fenced, geothermal heating and cooling, upgraded wall systems, programable Nest thermostat, full stone exterior, 9' ceilings and more!

Built in 2023

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2191068  |
| Price      | \$648,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |



|                |               |
|----------------|---------------|
| Half Baths     | 1             |
| Square Footage | 1,766         |
| Acres          | 0.06          |
| Year Built     | 2023          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 7805 Yorke Road Nw |
| Subdivision | N/A                |
| City        | Edmonton           |
| County      | Edmonton           |
| Province    | Alberta            |
| Postal Code | T5G2R6             |

### Amenities

|                |                                                  |
|----------------|--------------------------------------------------|
| Parking Spaces | 4                                                |
| Parking        | Double Garage Detached, Off Street, Alley Access |
| # of Garages   | 2                                                |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, High Ceilings, No Smoking Home, Storage, Tankless Hot Water, Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Freezer, Gas Stove, Range Hood, Refrigerator, Washer                       |
| Heating           | Geothermal, Heat Pump                                                                         |
| Cooling           | Other                                                                                         |
| Has Basement      | Yes                                                                                           |
| Basement          | Finished, Full                                                                                |

### Exterior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Exterior Features | Other                                                                                            |
| Lot Description   | Back Lane, Back Yard, Fruit Trees/Shrub(s), Landscaped, Low Maintenance Landscape, Paved, Garden |
| Roof              | Asphalt Shingle                                                                                  |
| Construction      | Stone, Composite Siding                                                                          |
| Foundation        | Poured Concrete                                                                                  |

**Additional Information**

Date Listed                January 29th, 2025  
Days on Market        96  
Zoning                     RF4

**Listing Details**

Listing Office            Infinite Realty Service



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