

## **\$507,000 - 29 2031 Brennan Crescent, Edmonton**

MLS® #E4429424

**\$507,000**

1 Bedroom, 2.50 Bathroom, 1,332 sqft

Condo / Townhouse on 0.00 Acres

Breckenridge Greens, Edmonton, AB

Welcome to the Villas at Breckenridge, an exceptional adult bungalow community backing onto Lewis Estates Golf Course. Step inside to an open concept main floor that has beautiful hardwood flooring throughout. This floor features a spacious kitchen with ample cabinetry and a pantry. The cozy living room boasts large windows and a beautiful fireplace, while the dining room offers plenty of space for guests. The primary bedroom includes a 3-piece ensuite & walk in closet. Enjoy main floor laundry, a den (used as a guest room) and bathroom that complete the main floor. The partly finished basement includes a large rec room, guest bedroom, and 4-piece bath. A double attached garage provides additional convenience. Stay cool in the summer with the newly installed central air conditioner. This fantastic community with friendly neighbors, a small park and gathering area for resident's, an 18+ bareland condo and pets must have board approval.

Built in 2006

### **Essential Information**

|           |           |
|-----------|-----------|
| MLS® #    | E4429424  |
| Price     | \$507,000 |
| Bedrooms  | 1         |
| Bathrooms | 2.50      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,332             |
| Acres          | 0.00              |
| Year Built     | 2006              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 29 2031 Brennan Crescent |
| Area        | Edmonton                 |
| Subdivision | Breckenridge Greens      |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T5T 0W3                  |

### Amenities

|           |  |
|-----------|--|
| Amenities | Off Street Parking, Deck, Detectors Smoke, Vaulted Ceiling |
| Parking   | Double Garage Attached                                     |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Window Coverings, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Partially Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Vinyl   |
| Exterior Features | Fenced, Golf Nearby, No Back Lane, Park/Reserve, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Brick, Vinyl   |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 6th, 2025  
Days on Market                14  
Zoning                              Zone 58  
Condo Fee                        \$331

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 April 20th, 2025 at 2:47pm MDT