

## **\$2,100,000 - 4877/79/81/83 Alwood Point(e), Edmonton**

MLS® #E4457706

**\$2,100,000**

4 Bedroom, 4.00 Bathroom, 2,021 sqft

Single Family on 0.00 Acres

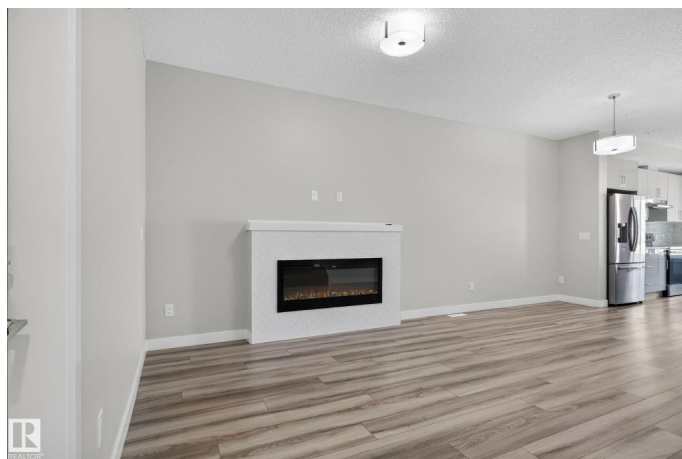
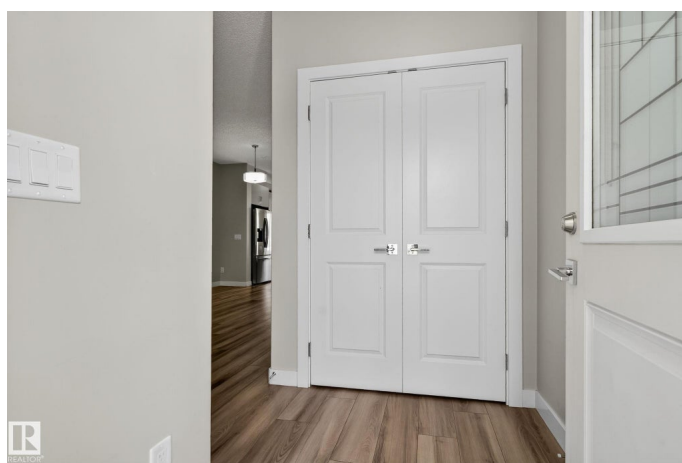
Allard, Edmonton, AB

Excellent investment opportunity in the thriving, family-friendly community of Allard! Four separately titled townhomes, each with a legal basement suite—for a total of 16 bedrooms and 16 bathrooms (4 beds, 4 baths per unit). Each unit includes a bright, open-concept layout, modern finishes, and a single car garage. The main floors offer 3 spacious bedrooms and 3 bathrooms, while the 1-bedroom basement suites provide private entrances and great rental potential. Located near schools, shopping, major highways, and new development, this property is perfectly positioned for strong long-term appreciation and steady cash flow. Ideal for investors seeking a turn-key, income-generating property in a high-demand area. Don't miss out on this rare multi-family asset in one of Edmonton's most desirable neighbourhoods!

Built in 2020

### **Essential Information**

MLS® #	E4457706
Price	\$2,100,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,021



Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### Community Information

Address	4877/79/81/83 Alwood Point(e)
Area	Edmonton
Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4N1

### Amenities

Amenities	See Remarks
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Freestanding
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Park/Reserve, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	September 13th, 2025
Days on Market	1
Zoning	Zone 55
HOA Fees	531.08
HOA Fees Freq.	Annually

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Listing information last updated on September 14th, 2025 at 1:17am MDT