# \$359,800 - 7 1428 Hodgson Way, Edmonton

MLS® #E4438363

#### \$359,800

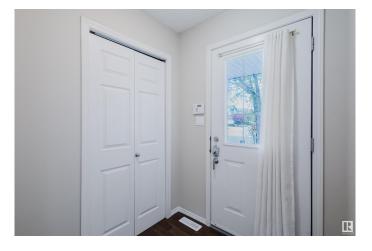
3 Bedroom, 2.50 Bathroom, 1,288 sqft Condo / Townhouse on 0.00 Acres

Hodgson, Edmonton, AB

Welcome to this beautiful corner unit Half duplex - FORMER SHOWHOME in the heart of Hodgson! Super convenient location -Walking distance to public transit, banks, Restaurants, Tim Hortons & the beautiful whitemud Ravine! Open concept main floor with lots of windows and tons of natural light with west facing backyard and corner windows. Living room has a cozy fireplace; Kitchen has loads of cabinets, center island w/ granite counter tops & newer appliances. Upstairs you will find the spacious primary bedroom with a 3pc Ensuite and TWO more good sized secondary bedrooms & BRAND NEW carpet! The basement is FULLY finished with a large family/entertainment room & plumbing R/I. FRESH paint throughout the main/second floor. Â BRAND NEW hot water tank (May 2025). Home comes w/ central vacuum system. Low condo fees and condo has new shingles (2021) and newer vinyl fence! This is a perfect opportunity to own your affordable home in a prestigious SW neighborhood!







Built in 2004

#### **Essential Information**

MLS® #	E4438363
Price	\$359,800

Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,288
Acres	0.00
Year Built	2004
Туре	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

# **Community Information**

Address	7 1428 Hodgson Way
Area	Edmonton
Subdivision	Hodgson
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3P8

## Amenities

Amenities	Off Street Parking, On Street Parking, Deck, Detectors Smoke, Hot
	Water Natural Gas, Vinyl Windows
D a station as	Circula Concerce Attacked

Parking Single Garage Attached

#### Interior

Interior Features	ensuite bathroom				
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,				
	Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum				
	Systems, Washer				
Heating	Forced Air-1, Natural Gas				
Stories	3				
Has Basement	Yes				
Basement	Full, Finished				

## Exterior

Exterior	Wood, Vinyl						
Exterior Features	Corner Lot,	Fenced,	Flat	Site,	Landscaped,	Public	Transportation,

	Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Slab

#### **Additional Information**

Date Listed	May 24th, 2025
Days on Market	24
Zoning	Zone 14
HOA Fees	92
HOA Fees Freq.	Annually
Condo Fee	\$161

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Listing information last updated on June 17th, 2025 at 8:32pm MDT