

## \$378,829 - 99 804 Welsh Drive, Edmonton

MLS® #E4456154

**\$378,829**

3 Bedroom, 2.50 Bathroom, 1,830 sqft

Condo / Townhouse on 0.00 Acres

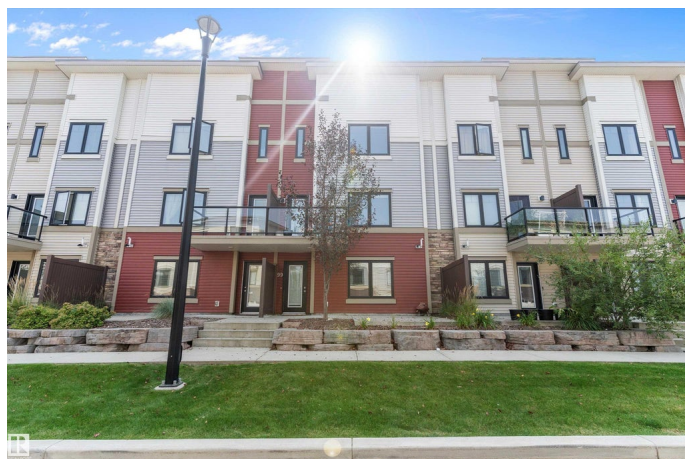
Walker, Edmonton, AB

Big home, small condo fee! This upgraded 3-storey Landmark-built townhouse in the Village at Walker Lakes is one of the largest in the community, offering 3 bedrooms + den, 2.5 baths, and stylish upgrades throughout. The entry level welcomes you with a north-facing patio, double attached SUV-sized garage, and a bright flex room perfect for an office, gym, or playroom. The main floor boasts soaring 9' ceilings, a spacious living room with balcony, and a chef's kitchen with 15+ feet of granite counters, island, walk-in pantry, and modern lighting. Full-size laundry and a half bath complete this level. Upstairs, retreat to the plush primary with walk-in closet and designer ensuite, along with 2 more bedrooms and a full bathroom. Upgrades include luxury plank flooring, tankless hot water, HRV system, triple-glazed windows, and designer bathrooms. Steps to the pond and trails, with schools, parks, shopping, and quick access to Ellerslie, Henday, and Whitemud nearby.

Built in 2015

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4456154  |
| Price     | \$378,829 |
| Bedrooms  | 3         |
| Bathrooms | 2.50      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,830             |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 3 Storey          |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 99 804 Welsh Drive |
| Area        | Edmonton           |
| Subdivision | Walker             |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6X 1Y8            |

### Amenities

|               |                                            |
|---------------|--------------------------------------------|
| Amenities     | Ceiling 9 ft., Parking-Visitor, HRV System |
| Parking       | Double Garage Attached                     |
| Is Waterfront | Yes                                        |

### Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                       |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                              |
| Stories           | 3                                                                                                      |
| Has Basement      | Yes                                                                                                    |
| Basement          | None, No Basement                                                                                      |

### Exterior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                       |
| Exterior Features | Airport Nearby, Low Maintenance Landscape, Playground Nearby, Public Transportation, Shopping Nearby, Stream/Pond |
| Roof              | Asphalt Shingles                                                                                                  |
| Construction      | Wood, Vinyl                                                                                                       |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      September 4th, 2025  
Days on Market                10  
Zoning                              Zone 53  
Condo Fee                        \$187

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