\$239,000 - 1260 48 Street, Edmonton

MLS® #E4462345

\$239,000

3 Bedroom, 2.50 Bathroom, 1,365 sqft Condo / Townhouse on 0.00 Acres

Crawford Plains, Edmonton, AB

Welcome to this inviting & bright 4-level split townhouse in a quiet, established neighborhood, with 1600 sq ft of living space. Brimming with natural light & personality, this home offers a unique floorplan with 3 bedrooms, 3 bathrooms, & a convenient single attached garage. The bright & airy living room features soaring vaulted ceilings, a large arched window, & a cozy fireplace â€" the perfect space to unwind or entertain. Adjacent to it is a cheerful dining area, with great flow into a practical kitchen with storage. Upstairs, you'II find 3 spacious bedrooms, a thoughtful separation of living spaces thanks to the multi-level design. The primary suite has a large closet & 3 piece ensuite. The fully finished basement complete with a wet bar is ideal for a family room, games area, home office, gym, or even a guest suite. This home is the ideal package for first-time buyers, young families, or investors looking to build equity. Located close to Anthony Henday, schools, shopping and transit. Pet friendly

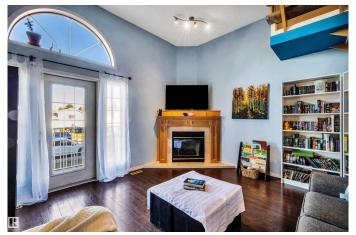
Built in 1992

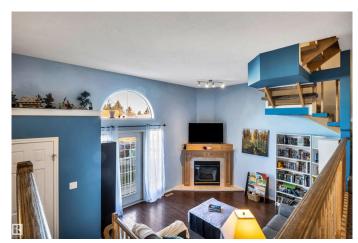
Essential Information

MLS® # E4462345 Price \$239,000

Bedrooms 3







Bathrooms 2.50

Half Baths 1

Full Baths

Square Footage 1,365 Acres 0.00

Year Built 1992

Type Condo / Townhouse

2

Sub-Type Townhouse Style 4 Level Split

Status Active

Community Information

Address 1260 48 Street

Area Edmonton

Subdivision Crawford Plains

City Edmonton
County ALBERTA

Province AB

Postal Code T6L 6R6

Amenities

Amenities Off Street Parking, Bar, Ceiling 10 ft., Deck, Vaulted Ceiling, Vinyl

Windows

Parking Spaces 1

Parking Single Garage Attached

Interior

Interior Features ensuite bathroom

Appliances Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator,

Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Glass Door

Stories 4

Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Vinyl

Exterior Features Flat Site, Fruit Trees/Shrubs, Landscaped, Low Maintenance

Landscape, Playground Nearby, Public Transportation, Schools,

Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed October 16th, 2025

Days on Market 19

Zoning Zone 29

Condo Fee \$300

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Listing information last updated on November 4th, 2025 at 6:17am MST