

\$389,900 - 739 Allard Boulevard, Edmonton

MLS® #E4442660

\$389,900

3 Bedroom, 2.50 Bathroom, 1,529 sqft

Condo / Townhouse on 0.00 Acres

Allard, Edmonton, AB

Muse Townhomes is located in Allard - walking distance to Dr. Lila Fahlman school with the playground and outdoor arenas right there. Also has easy access to QE2, the Henday and 41 ave - easy commuting no matter where you need to go! Lots of great shopping & amenities close by. The new Des Rochers High school is also very close - perfect location! Former showhome, with A/C and all appliances included. The entry level has a large foyer/flex space that would be a great home office or exercise area. Double attached garage at the rear of this level. The main floor has a perfect kitchen design with u-shape cabinets, quartz counter tops & lots of cabinets. There is a balcony with gas BBQ outlet off the kitchen. The dining area is open to the large living room with cozy fireplace. The second storey has a spacious primary suite with walk-in closet & full ensuite. Two more bedrooms, a second full bath and the stacking laundry closet finish this level. LOW condo fees make this a perfect new home for you.

Built in 2017

Essential Information

MLS® # E4442660

Price \$389,900



| | |
|----------------|-------------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,529 |
| Acres | 0.00 |
| Year Built | 2017 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 739 Allard Boulevard |
| Area | Edmonton |
| Subdivision | Allard |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 3W5 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Air Conditioner |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, All Dryer, Garage Control, C Refrigerator, Stove-Electric, Blinds |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Glass Door |
| Stories | 3 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior



| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 13th, 2025 |
| Days on Market | 36 |
| Zoning | Zone 55 |
| HOA Fees | 200 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$250 |

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Listing information last updated on July 18th, 2025 at 10:02pm MDT