

# \$329,900 - 35 380 Silver Berry Road, Edmonton

MLS® #E4445421

**\$329,900**

3 Bedroom, 1.50 Bathroom, 1,232 sqft  
Condo / Townhouse on 0.00 Acres

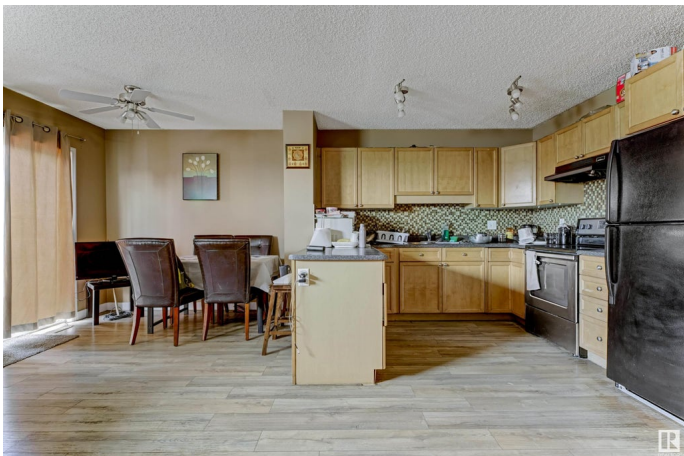
Silver Berry, Edmonton, AB

Welcome to this beautiful two-story townhouse located in Silverberry Pointe. This home boasts an attached single-car garage and an abundance of natural light throughout. The main floor features a spacious open-concept kitchen, living, and dining area—perfect for entertaining and comfortable family living. Upstairs, you’ll find three generously sized bedrooms along with a full bathroom. Additionally, the partially finished basement offers extra living or recreational space. The property is beautifully landscaped and fenced, providing both privacy and curb appeal.

Built in 2007

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4445421          |
| Price          | \$329,900         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,232             |
| Acres          | 0.00              |
| Year Built     | 2007              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 35 380 Silver Berry Road |
| Area        | Edmonton                 |
| Subdivision | Silver Berry             |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T6T 0G4                  |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Single Garage Attached |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Partially Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 1st, 2025 |
| Days on Market | 21             |
| Zoning         | Zone 30        |
| Condo Fee      | \$225          |

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Listing information last updated on July 22nd, 2025 at 1:02am MDT