

\$225,000 - 49 1651 46 Street, Edmonton

MLS® #E4454090

\$225,000

3 Bedroom, 1.50 Bathroom, 1,212 sqft
Condo / Townhouse on 0.00 Acres

Pollard Meadows, Edmonton, AB

This charming 3-bedroom, 1.5-bath home offers excellent value and thoughtful updates, including a new dishwasher (2025), hot water tank (2023), and a replaced back door screen (2025). Enjoy the convenience of a front parking stall, functional layout, and a private backyard space. Perfectly located near public schools, transit options, the Sikh temple, and Mill Woods Town Centre, this home provides both comfort and accessibility. Whether you’re a first-time buyer or investor, this is a great opportunity in a well-connected neighborhood.

Built in 1982

Essential Information

MLS® #	E4454090
Price	\$225,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,212
Acres	0.00
Year Built	1982
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey



Status	Active
--------	--------

Community Information

Address	49 1651 46 Street
Area	Edmonton
Subdivision	Pollard Meadows
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 5H2

Amenities

Amenities	Hot Water Natural Gas
Parking	Stall

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Masonry
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 21st, 2025
Days on Market	28
Zoning	Zone 29
Condo Fee	\$296

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real

estate professionals who are members of CREA (REALTOR® , REALTORS®) and/or the quality of services they provide (MLS® , Multiple Listing Service®)

Listing information last updated on September 17th, 2025 at 11:47pm MDT