

\$275,000 - 21 450 Hyndman Crescent, Edmonton

MLS® #E4456048

\$275,000

3 Bedroom, 1.50 Bathroom, 1,169 sqft
Condo / Townhouse on 0.00 Acres

Canon Ridge, Edmonton, AB

Tucked beside a serene wooded area with scenic views of the river valley, this 3-bedroom, 2-bathroom townhouse offers a peaceful retreat without sacrificing convenience. The two-storey layout provides functional separation of space, while stainless steel appliances bring modern appeal to the kitchen. Large windows invite natural light and provide a glimpse of the lush surroundings. Whether you're relaxing at home or stepping out to nearby trails, this home offers a rare connection to nature in the city. A solid option for those seeking privacy, practicality, and quiet beauty.

Built in 2006

Essential Information

MLS® #	E4456048
Price	\$275,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,169
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Townhouse



Style	2 Storey
Status	Active

Community Information

Address	21 450 Hyndman Crescent
Area	Edmonton
Subdivision	Canon Ridge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 0E2

Amenities

Amenities	Air Conditioner, See Remarks
Parking	Single Garage Attached

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Playground Nearby, Public Transportation, River View, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Overlanders School (K-6)
Middle	J.D Bracco (7-9)
High	Eastglen School (10-12)

Additional Information

Date Listed	September 4th, 2025
Days on Market	6

Zoning	Zone 35
Condo Fee	\$313

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