

\$205,000 - 2115 9357 Simpson Drive, Edmonton

MLS® #E4465245

\$205,000

2 Bedroom, 2.00 Bathroom, 1,072 sqft

Condo / Townhouse on 0.00 Acres

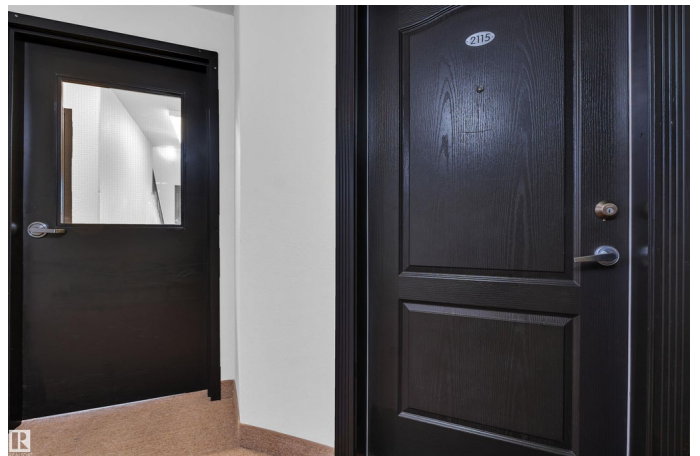
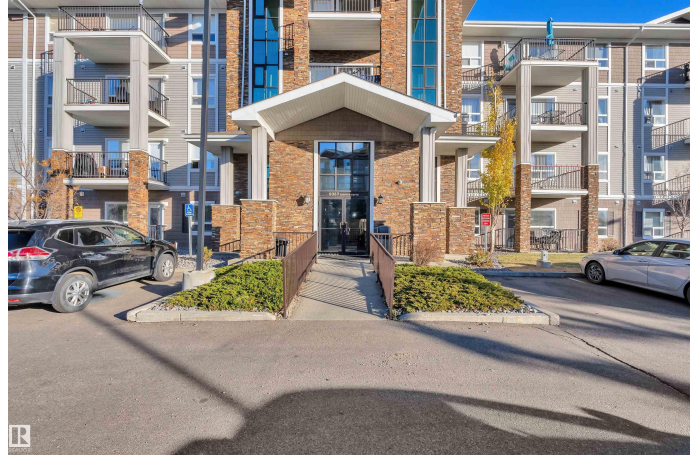
South Terwillegar, Edmonton, AB

**BRIGHT CORNER UNIT | 2 BEDROOMS | 2
FULL BATHS | 2 TITLED PARKING STALLS |
PET FRIENDLY | PRIME LOCATION**

Welcome to TERWILLEGAR TERRACE, where this beautifully maintained CORNER CONDO Offers 1072 SQ FT of open living space. This home is filled with NATURAL LIGHT, creating a WARM and INVITING atmosphere throughout. The MODERN KITCHEN features STAINLESS STEEL APPLIANCES, ample cabinetry, and a generous PENINSULA COUNTER with seating. The thoughtfully designed SPLIT BEDROOM layout ensures PRIVACY, with the PRIMARY SUITE showcasing a WALK-THROUGH CLOSET and a 4-PIECE ENSUITE, while the SECOND BEDROOM sits adjacent to another full bathroom—ideal for guests or a HOME OFFICE. Step outside to the EXTRA-LARGE, EAST-FACING PATIO, the perfect retreat to relax and enjoy the morning sun. TWO TITLED, SIDE-BY-SIDE PARKING STALLS are located right outside the unit. This PET-FRIENDLY COMPLEX is ideally situated near TRANSIT, SHOPPING, SCHOOLS, and EASY ACCESS to the ANTHONY HENDAY

Built in 2008

Essential Information



MLS® #	E4465245
Price	\$205,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,072
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	2115 9357 Simpson Drive
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0N3

Amenities

Amenities	Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Social Rooms, Storage-In-Suite
Parking Spaces	2
Parking	2 Outdoor Stalls

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Curtains and Blinds
Heating	In Floor Heat System, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Corner Lot, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	November 9th, 2025
Days on Market	12
Zoning	Zone 14
Condo Fee	\$702

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 November 20th, 2025 at 9:02pm MST