

## \$222,500 - 223 Dickinsfield Court, Edmonton

MLS® #E4462532

**\$222,500**

3 Bedroom, 1.50 Bathroom, 1,173 sqft  
Condo / Townhouse on 0.00 Acres

Evansdale, Edmonton, AB

Located in Evansdale, close to schools, playgrounds and transportation, makes this a great place to call home. Ideal for a first-time homeowner or someone wanting an easy-care lifestyle. 3 bedrooms up with a remodelled 4 piece bathroom. The main floor has hardwood flooring, an updated kitchen, an island working area, a half bath and a large living room with south-facing windows. But wait! Do you like to entertain? Or, perhaps, simply have more room for sit-down meals? If so, then you will appreciate how the living room is being used as an eating/dining room to gather with family and friends. And it totally makes sense, especially since there is a wonderful lounge area in the finished basement. Plus, a fenced patio backing onto a walkway. With it's eclectic flare, this home is not for everyone. It's for people who think "out of the box"; who are comfortable being a bit different; who like and can live with imperfection. If this describes you, then be sure to have a look. You won't be disappointed.

Built in 1972

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4462532  |
| Price    | \$222,500 |
| Bedrooms | 3         |



|                |                   |
|----------------|-------------------|
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,173             |
| Acres          | 0.00              |
| Year Built     | 1972              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 223 Dickinsfield Court |
| Area        | Edmonton               |
| Subdivision | Evansdale              |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5E 5V8                |

### Amenities

|                |                                                                                                                   |
|----------------|-------------------------------------------------------------------------------------------------------------------|
| Amenities      | On Street Parking, Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Plug-Ins, Patio, Vinyl Windows |
| Parking Spaces | 1                                                                                                                 |
| Parking        | Stall                                                                                                             |

### Interior

|              |                                                                                    |
|--------------|------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                          |
| Stories      | 3                                                                                  |
| Has Basement | Yes                                                                                |
| Basement     | Full, Finished                                                                     |

### Exterior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                           |
| Exterior Features | Fenced, Flat Site, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### **School Information**

|            |                 |
|------------|-----------------|
| Elementary | Evansdale       |
| Middle     | Dickensfield    |
| High       | Queen Elizabeth |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 17th, 2025 |
| Days on Market | 3                  |
| Zoning         | Zone 02            |
| Condo Fee      | \$225              |

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Listing information last updated on October 20th, 2025 at 5:32am MDT