

## \$215,000 - 167 Marlborough Place, Edmonton

MLS® #E4459211

**\$215,000**

2 Bedroom, 1.00 Bathroom, 947 sqft

Condo / Townhouse on 0.00 Acres

Ormsby Place, Edmonton, AB

Welcome to this cozy bungalow style townhouse in Ormsby with gorgeous vaulted ceilings! Perfectly situated close to schools, shopping, and major roadways, yet tucked away on a quiet street away from heavy traffic. You will notice the fully fenced, landscaped and private front yard perfect for pets and kids. The standout features of this home are the beautifully updated laminate flooring paired with a stunning real stone feature wall, creating a warm and inviting atmosphere around your wood burning fireplace. The functional layout includes convenient main-floor laundry, making everyday living easy and practical. The large unfinished basement has 1 window that makes adding an additional bedroom a great option. Whether you're a first-time buyer, downsizing, or looking for an investment property, this home offers comfort and convenience in a desirable location. Don't miss the opportunity to make this charming townhouse yours!

Built in 1977

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4459211  |
| Price     | \$215,000 |
| Bedrooms  | 2         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 947               |
| Acres          | 0.00              |
| Year Built     | 1977              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 167 Marlborough Place |
| Area        | Edmonton              |
| Subdivision | Ormsby Place          |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5T 1Y6               |

### Amenities

|           |                                    |
|-----------|------------------------------------|
| Amenities | On Street Parking, Vaulted Ceiling |
| Parking   | Stall                              |

### Interior

|              |                                             |
|--------------|---------------------------------------------|
| Appliances   | Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                   |
| Stories      | 1                                           |
| Has Basement | Yes                                         |
| Basement     | Full, Unfinished                            |

### Exterior

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

### School Information

|            |               |
|------------|---------------|
| Elementary | Ormsby School |
|------------|---------------|

|        |                       |
|--------|-----------------------|
| Middle | S. Bruce Smith School |
| High   | St. Oscar Romero      |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 24th, 2025 |
| Days on Market | 21                   |
| Zoning         | Zone 20              |
| Condo Fee      | \$311                |

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Listing information last updated on October 14th, 2025 at 10:47pm MDT