

\$344,900 - 17231 4 Street, Edmonton

MLS® #E4463676

\$344,900

2 Bedroom, 1.50 Bathroom, 948 sqft
Single Family on 0.00 Acres

Marquis, Edmonton, AB

The Brandy townhome by Jayman BUILT -NO CONDO FEES! This amazing new community offers city amenities close by with the feel of country living close to the river. Offers Jayman's Core Performance features - SOLAR, tankless hot water system, high efficiency furnace and SMART HOME Technology. Attached garage on the ground level and you enter to a flex space and two pce. bathroom plus the utility room is here. The main floor offers great room style which flows smoothly through to the dining area and kitchen. Lots of cabinets, quartz counter tops and included stainless steel kitchen appliances. The upper level has two spacious bedrooms and a full bathroom plus the stacking laundry closet is located here.



Built in 2025

Essential Information

MLS® #	E4463676
Price	\$344,900
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	948
Acres	0.00

Year Built	2025
Type	Single Family
Sub-Type	Residential Attached
Style	3 Storey
Status	Active

Community Information

Address	17231 4 Street
Area	Edmonton
Subdivision	Marquis
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4G5

Amenities

Amenities	Hot Water Tankless
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 24th, 2025
Days on Market	18
Zoning	Zone 51

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 11th, 2025 at 5:03am MST