

Courtesy Of Wally Karout Of Royal Lepage Arteam Realty

**\$344,998 - 44 1009 Cy Becker Road, Edmonton**

MLS® #E4463325

**\$344,998**

2 Bedroom, 2.50 Bathroom, 1,018 sqft

# Condo / Townhouse on 0.00 Acres

Cy Becker, Edmonton, AB

Welcome to Cy Becker Summit. This brand new style townhouse unit the "Hazel". Built by StreetSide Developments and is located in one of Edmonton's newest premier north East communities of Cy Becker. With almost 1,020 square Feet, it comes with front yard landscaping and a single over sized garage, this opportunity is perfect for a young family or young couple. Your main floor is complete with luxury Vinyl Plank flooring throughout the great room and the kitchen. The main entrance/ main floor has a good sized entry way. Highlighted in your new kitchen are upgraded cabinets, quartz counter tops and a tile back splash. The upper level has 2 bedrooms and 2 full bathrooms.

\*\*\*Home is under construction and the photos are of the show home colors and finishing's may vary , this home is slated to be completed by March/April of 2026 \*\*\*



1018 sq. ft. | 2 bedrooms + 2.5 bathrooms



Dimensions as shown are approximations only and may change without notice. Architectural requirements may alter side elevation and window placement on site. E & O.E. January 2025

Built in 2025

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4463325  |
| Price      | \$344,998 |
| Bedrooms   | 2         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |

|                |                   |
|----------------|-------------------|
| Square Footage | 1,018             |
| Acres          | 0.00              |
| Year Built     | 2025              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 44 1009 Cy Becker Road |
| Area        | Edmonton               |
| Subdivision | Cy Becker              |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5Y 4B7                |

### Amenities

|           |                                |
|-----------|--------------------------------|
| Amenities | See Remarks                    |
| Parking   | Double Garage Attached, Tandem |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 3                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                    |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                               |
| Construction      | Wood, Vinyl                                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                             |

### Additional Information

|             |                    |
|-------------|--------------------|
| Date Listed | October 24th, 2025 |
|-------------|--------------------|

|                |         |
|----------------|---------|
| Days on Market | 4       |
| Zoning         | Zone 03 |
| Condo Fee      | \$46    |

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Listing information last updated on October 28th, 2025 at 4:32am MDT