

\$378,888 - 6 6004 Rosenthal Way, Edmonton

MLS® #E4465450

\$378,888

3 Bedroom, 2.50 Bathroom, 1,362 sqft
Condo / Townhouse on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

This meticulously maintained home features a professionally upgraded and fully permitted finished basement. Located next to a multi-use trail, near a future school site and on a major bus route, you'll enjoy balance between peace and quiet with easy access to amenities, shopping, and recreation. The cozy living room boasts lots of natural light and seating, perfect for entertaining. Outside you'll enjoy a full patio with planters and enough space for several chairs - perfect for relaxing with a good book. Upstairs features a generous primary bed with blackout curtains, and the east exposure is great for gorgeous sunrises to start any day. Future LRT access and shops being added weekly to the Webber Greens shopping area make this a perfect location that will grow up with you. You're also walking distance to maintained trails year round, a spray park, bike paths that connect you to the river valley and so much more. Starbucks, Save-On-Foods, No Frills, A&W, Brewhouse and more within walking distance!

Built in 2018

Essential Information

MLS® #	E4465450
Price	\$378,888
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,362
Acres	0.00
Year Built	2018
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	6 6004 Rosenthal Way
Area	Edmonton
Subdivision	Rosenthal (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7L1

Amenities

Amenities	Off Street Parking, On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Crawl Space, Deck, Detectors Smoke, Front Porch, Hot Wtr Tank-Energy Star, Parking-Extra, Parking-Visitor, Patio, Smart/Program. Thermostat, Storage-In-Suite, HRV System
Parking Spaces	2
Parking	Parking Pad Cement/Paved, Single Garage Attached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Oven-Built-In, Stove-Electric, Washer, Water Distiller, Water Softener, Refrigerators-Two, TV Wall Mount, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped,

Level Land, Paved Lane, Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby, Partially Fenced

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Kim Hung K-9
Middle	Kim Hung K-9
High	Lillian Osborne

Additional Information

Date Listed	November 12th, 2025
Days on Market	2
Zoning	Zone 58
HOA Fees	150
HOA Fees Freq.	Annually
Condo Fee	\$234

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Listing information last updated on November 14th, 2025 at 2:47am MST