



1008 ROSENTHAL Boulevard 139 Edmonton AB

\$349,900

GROUND FLOOR 1071 sq.ft. CORNER UNIT w/ 2BED + 2BATHS featuring a GARGANTUAN OUTDOOR PATIO SPACE in ROSENTHAL! This OPEN CONCEPT unit includes an UPGRADED KITCHEN w/ STAINLESS STEEL APPLIANCES, TWO-TONE CABINETS, PULL-OUT CABINET SHELVES, & a GRANITE SINK, an EXTENDABLE DINING area & COZY LIVING ROOM w/ MULTIPLE WINDOWS that let in plenty of natural light, a LARGE PRIMARY BEDROOM w/ a WALK THROUGH CLOSET & 3PC ENSUITE, a SPACIOUS SPARE BEDROOM, 4PC BATH, & a DEN/OFFICE flex space, just off the front entrance! Also featured is AIR CONDITIONING, IN-SUITE LAUNDRY, & 1 TITLED UNDERGROUND HEATED PARKING STALL + STORAGE LOCKER. The building itself has an EXERCISE ROOM, SOCIAL ROOM w/ POOL TABLE, & a GUEST SUITE. STEPS AWAY from ROSENTHAL PARK, WALKING TRAILS, SPRAY PARK & PLAYGROUND. EASY ACCESS to both the WHITEMUD & ANTHONY HENDAY. 3 minutes to LEWIS ESTATES GOLF COURSE. 2 minutes to COSTCO. 10 minutes to WEST EDMONTON MALL. Close to PUBLIC TRANSPORTATION, SHOPPING, RESTAURANTS, & the RIVER CREE.

Listing Presented By:



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