



## 4823 104A Street 162 Edmonton AB

\$255,000

Perfect unit for investors! The long-term Corporate tenant would like to stay!! Fabulous low-rise condo complex in the very central, walkable neighbourhood of Empire Park with your choice of grocery stores including the Italian Centre & Superstore, various fast-food shops, coffee shops, restaurants, professional services, & public transit. The condo is lovely with 9 ft ceilings, vinyl plank flooring and a sunny SW exposure. A full bank of floor to ceiling windows, dressed with drop-down/pull-up blinds, overlook a serene courtyard and flood the front rooms with so much light. Open floorplan with an alley kitchen, raised eating bar, countertop stove and built-in convection oven. Two bedrooms, two full baths and ensuite laundry (washer a couple of months old). One underground tiled parking stall with a storage cage in front. And no need to worry when family and friends come to visit - there's an abundance of visitor parking out front!! Small pets allowed with board approval. A great place to call home!

Listing Presented By:



Originally Listed by:

Schmidt Realty Group Inc

connie@weselledmonton.com

<http://www.SchmidtRealtyGroup.com>

om



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215

rsplant@telus.net