



# 10731 SASKATCHEWAN Drive 203 Edmonton AB

\$439,000

SPECTACULAR RIVER VALLEY, DOWNTOWN SKYLINE & CITY VIEWS from this 1255 sq ft 3 bedroom 2 bathroom unit in RIVERWIND conveniently located on Saskatchewan Drive steps away from the walking/biking trails, Whyte Avenue & quick access to the U of A & Downtown. North & south exposures with 2 balconies - north balcony with gas outlet off the living area & south balcony with access from the 2nd bedroom. Floor to ceiling vision wall high efficiency windows, flex watt heating system. 4 piece ensuite bathroom & 3 piece main bathroom. Newer kitchen with Quartz counters and stainless steel appliances. Walk-in closet in the master bedroom. Large storage room. Underground parking #123 on P1 & an extra storage locker on P3. The Strata fee includes internet, cable, water, gas & amenities including an exercise room, games room, party room, guest suite, workshop & exceptional on-site manager. A very well maintained building.

Listing Presented By:



Originally Listed by:  
MaxWell Progressive

gdunham@telus.net



**RE/MAX Real Estate**

129 Mountain Ash Drive,  
Wetaskiwin, AB,

Phone: 780-361-9215  
rsplant@telus.net