



## 11449 ELLERSLIE Road 205 Edmonton AB

\$152,500

Priced to Sell! Spacious 1 bedroom unit at Rutherford Village welcomes you with contemporary neutral tones, modern light fixtures and laminate flooring. This 2nd floor condo features an open floorplan, maple cabinets, black appliances, inviting balcony (complete with Gas BBQ hook up), generous sized master bedroom with walkthrough closet to 4pc full bathroom and ensuite laundry. Recent upgrade includes new paint and bathroom lighting fixture. An underground parking stall & a secured storage cage comes with it. Perfect for the first time home buyer who will enjoy the walking trails around park/pond or the investor benefiting from positive cash flow. Condo fees include electricity, water, heat as well as professional management and maintenance. Conveniently located close to many amenities including shopping, coffee shops, rec centre & transportation. Quick access to the EIA, Anthony Henday & Nisku. A great value! Immediate Possession Available.

Listing Presented By:



Originally Listed by:  
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