



## 10837 83 Avenue 302 Edmonton AB

\$274,900

Welcome to this 1 bedroom condo located on a wonderful treelined street in the heart of Garneau. This substantially upgraded unit showcases an open floor plan with over 740 sq ft of total living space, the kitchen features cabinets to the ceiling, large island with seating, built in pantry, the large living room is flooded with natural light pouring in from a large window and access to your 100sq ft East facing covered balcony, a spacious 3 piece bathroom and a great sized bedroom with a well thought out walk in closet that includes custom shelving, finished off with a large storage space and in-suite laundry. This unit has more to offer with regards to upgrades, custom cabinetry, custom shelving, stainless steel appliances, quartz countertops, central A/C, custom electronic blinds and 1 underground parking stall. In one of the best locations in the city being steps away from the lively Whyte Ave, close to amazing restaurants, walking distance to the U of A and a few minutes from Downtown.

Listing Presented By:



Originally Listed by:  
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