



## 151 EDWARDS Drive 311 Edmonton AB

\$169,900

Cute as a button! This adorable 2-bedroom, 2 bathroom condo in Ellerslie checks all the right boxes for first time ownership. Walking distance to Ellerslie Crossing park with a playground and spray park, perfect for the kids or dog walking. Five minutes drive to all your basic amenities, Henday, Calgary Trail and South Common. Bus stop directly out front for those that use public transit. This 3rd floor unit boasts a SE view off the balcony overlooking a private greenspace, California split layout with bedrooms on either side of the main living space, upgraded vinyl flooring, stainless appliances, a primary suite with a walk thru closet to a 3pc bathroom, ensuite laundry, 1 energized outdoor stall. The building is pet friendly and offers an exercise room. It shows a 10!!!!

Listing Presented By:



Originally Listed by:  
2% Realty Pro

jon.hull@2percentrealty.ca  
<http://jonhull.ca>



**RE/MAX Real Estate**

129 Mountain Ash Drive,  
Wetaskiwin, AB,

Phone: 780-361-9215  
[rsplant@telus.net](mailto:rsplant@telus.net)