



## 9739 92 Street 313 Edmonton AB

\$250,000

Nestled in the heart of the River Valley, this elegant 979 sq ft loft-style condo features 1 bedroom plus den, 1.5 baths, and 2 balconies. The residence boasts 9' ceilings, superior sound insulation, soft corners, high-profile moldings, ceramic tile, hardwood floors, air conditioning, maple cabinets with pewter hardware, beveled edge countertops, a raised eating bar, and stainless steel appliances. The open-concept floor plan seamlessly connects the dining, kitchen, and great room areas, enhanced by garden doors to the balconies and French doors to the second bedroom. The spacious master bedroom, with ample closet space and hardwood floors, offers a garden door to the second balcony and includes a storage room. Perfect for young professionals or couples, this executive condo is situated in the well-maintained and secure Cloverdale Hill complex, providing convenient access to all central Edmonton amenities. Minutes away from the River Valley and Downtown.

Listing Presented By:



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