



## 9504 182 Street 314 Edmonton AB

\$224,000

BRAND NEW building - Rebuilt after major fire in 2022. Welcome to The Erindale, a quiet "boutique" condo complex with just 54 units, offering an exceptional opportunity to own a brand-new, never-lived-in 945 sq. ft. unit. This 2-bedroom, 1.5-bathroom home features modern finishes, including quartz countertops, soft-close cabinets, and a cozy electric fireplace in the sunken living room. The spacious in-suite laundry room, private balcony with storage, and additional storage locker on the same floor add great convenience. Enjoy easy access to the balcony from both the primary bedroom and living room. With a fitness room, bike storage, and low condo fees, this complex offers an excellent lifestyle. Located just a short walk from West Edmonton Mall, LaPerle Elementary, shopping, restaurants, and with a bus stop right next door, this property is the perfect blend of comfort and convenience. Be the first to call this stunning, brand-new condo home! Photos digitally staged.

Listing Presented By:



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