



## Edmonton Alberta

\$215,000

TALK ABOUT LOCATION! Steps away from Edmonton's River Valley, Shopping, Restaurants, Rogers Place & Legislature Ground this property gives you access to all the amenities you may need. Freshly painted & Professionally cleaned (Jan 2024). Large entry way with TONS of storage available throughout the property. Primary bedroom has 5 piece ensuite bathroom with double sinks & walk in closet. Across the hall is a second bathroom, laundry room & LARGE 2nd bedroom. Open concept living area host your kitchen, living room w/ gas fire place, & dining area. Patio area perfect for relaxation and watching the sunset on a summer evening equipped with natural gas for BBQing. Beautifully located on the 10th floor your views of the River Valley & Legislature grounds will be stunning all year round. Titled parking stall is close to the elevator (#57) in heated underground parking. Monthly condo fee includes heat & water. Fitness facility on site. (id:6769)

Living room 3.75 m X 6.19 m

Dining room 2.51 m X 2.64 m

Kitchen 3.5 m X 2.8 m

Primary Bedroom 3.59 m X 4.67 m

Bedroom 2 3.42 m X 5.05 m

Laundry room 2.24 m X 1.63 m

Listing Presented By:



Originally Listed by:  
Century 21 Masters

**RE/MAX ELITE**

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