# Edmonton Alberta

$314,900

BRIGHT AND AIRY JUST STEPS FROM EDMONTON'S ICONIC RIVER VALLEY. This meticulously maintained, clean and cosy unit is nestled on a tree lined street overlooking Edmonton's River Valley! When you enter, you will love the large front entry closet with plenty of storage. The open concept kitchen/family/dining room features a cozy fireplace and patio door access to your HUGE WRAPAROUND OUTDOOR LIVING SPACE- ALMOST 550 SQFT! Enjoy the private patio with total privacy! Spacious kitchen has plenty of cabinetry & counter space. The family room has loads of room for lounging & curling up around the fireplace. HUGE master bedroom has large closets & its own 4pc ensuite. A second bedroom with large walk-in closet & 4pc ensuite/main bath. IN-SUITE LAUNDRY & STORAGE! NEW FLOORING & PAINT (2026)! 10 min walk to UofA, 5 min walk to Whyte Ave! Excellent access to Downtown! Building amenities include fitness room & bike storage! THIS UNIT COMES WITH 2 TITLED UNDERGROUND PARKING STALLS. CONDO FEES INCLUDE ALL HEAT & WATER! (id:6769)

Living room 4.31 m X 2.78 m
Dining room 4.53 m X 2.7 m
Kitchen 3.23 m X 3.49 m

Primary Bedroom 4.62 m X 4.85 m
Bedroom 2 3.18 m X 4.34 m
Laundry room 2.2 m X 1.99 m

Listing Presented By:



Originally Listed by:
REMAX River City

https://www.chloesells.ca/


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