



## Edmonton Alberta

\$389,900

Welcome to Rossdale Court, where downtown convenience meets New York-style loft living. This stunning 2-level, 2 bedroom, 2 bathroom condo offers 1,343ft<sup>2</sup> of beautifully renovated space, blending industrial charm with modern comfort. Step inside to exposed brick feature walls, and massive windows that flood the home with natural light. The open-concept main level feels airy and sophisticated, with plenty of room for entertaining or unwinding after a long day. Your private balcony overlooks the lush greenspace of the Edmonton River Valley. Upstairs, the spacious second level continues the loft aesthetic. The home is move-in ready with a new furnace, hot water tank, and central AC for year-round comfort. This unit also comes with two titled underground parking stalls and a secure storage unit. Rossdale Court is steps from river valley trails, minutes to downtown, and offers a quiet, community-oriented atmosphere in one of Edmonton's most historic neighbourhoods. (id:6769)

Living room Measurements not available x 5.2 m

Dining room Measurements not available x 2 m

Kitchen Measurements not available x 3.1 m

Family room Measurements not available x 5.2 m

Primary Bedroom Measurements not available x 5.7 m

Bedroom 2 Measurements not available x 3 m

Listing Presented By:



Originally Listed by:  
The Foundry Real Estate Company Ltd

<http://www.thefoundryrealestateco.com/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.