



Edmonton Alberta

\$289,000

Nestled in the heart of Garneau and just steps from the University of Alberta, this updated 2 bedroom, 1.5 bath corner unit offers exceptional value in one of Edmonton's most historic and coveted neighbourhoods. Walk up the front steps of Garneau Place, a beautiful and solid concrete-built low-rise, walk through the timeless foyer and into your first floor unit - it feels like a private home! Over 1,050 sqft of well designed living space supports busy daily life, privacy and entertaining. Featuring an updated kitchen with stainless steel appliances, updated bathrooms, a spacious entrance, large in-suite storage room, in-suite laundry, and TWO private balconies/patios for indoor-outdoor living (south-facing balcony and east facing patio). Titled, secured underground parking stall. Incredibly walkable- steps to UofA, river valley trails, Whyte Ave, and Ace Coffee right on your street! Easy access to downtown, transit and all amenities. An amazing opportunity in an unbeatable location. Welcome home! (id:6769)

Living room 3.64 m X 4.61 m

Dining room 2.75 m X 2.81 m

Kitchen 2.48 m X 2.22 m

Primary Bedroom 3.79 m X 4.3 m

Bedroom 2 3.34 m X 4.34 m

Storage 1.38 m X 1.89 m

Listing Presented By:



Originally Listed by:
Rimrock Real Estate

<https://www.rossellatrulli.com/>



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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

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