



## Edmonton Alberta

**\$219,000**

This wonderful main floor 2 bedroom, 2 bath condo offers a bright, open-concept layout ideal for both everyday living & entertaining. The kitchen features espresso-stained cabinetry, stainless steel appliances, granite counters with eat-up peninsula, & laminate flooring that flows seamlessly into the south facing sun-filled living room and adjacent dining area. The spacious primary bedroom includes a walk-through closet & a private 3 pc ensuite. A second bedroom and full bath provide flexibility for children, guests, roommate, or a home office. Enjoy the convenience of in-suite laundry with extra storage, along with a heated, TITLED underground parking stall. Step outside to your patio with a gas BBQ hookup--perfect for summer evenings. Condo fees include HEAT, WATER & ELECTRICITY. The building also offers an exercise room, party room, & visitor parking. Ideally located within walking distance to shopping, schools, parks, trails, & public transit, with quick access to the Anthony Henday. (id:6769)

Living room 4.27 m X 3.54 m

Dining room 3.98 m X 2.48 m

Kitchen 3.32 m X 2.81 m

Primary Bedroom 4.23 m X 3.13 m

Bedroom 2 2.73 m X 3.75 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<https://www.sergiosells.ca/>



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