



## Edmonton Alberta

\$279,900

RIVER VALLEY AND DOWNTOWN VIEWS from this upgraded 1400 sq.ft. 2 bedroom 2 bathroom condo in MCDUGALL PLACE conveniently located a few blocks from the LRT, river valley trails, Ice District, and quick access to the U of A. North and East exposures. RENOVATIONS include: Kitchen Craft Kitchen with ample maple cabinets, black appliances, built-in cabinets in the living room, engineered hardwood flooring in the living room and dining room, laminate flooring in the bedrooms, tile in the entry, kitchen and bathrooms, 4 piece main bathroom with soaker tub, 3 piece ensuite bathroom. Air conditioned. TWO TITLED UNDERGROUND PARKING UNITS (SxS) #113, #114 on P2 with 2 storage cages. The condo fee includes heat, power, water, building insurance and amenities - an exercise room, party room and visitor parking. Shows very well. Pet policy: 1 Dog Allowed per unit, no height restrictions. More than 1 cat allowed per unit. No age restrictions on residents. Investment opportunity!! Current Tenants would like to stay!! (id:6769)

Living room 8.4 m X 4.1 m

Dining room 4.1 m X 3.5 m

Kitchen 5.1 m X 3 m

Primary Bedroom 5.7 m X 3.6 m

Bedroom 2 3.85 m X 3.2 m

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

<http://www.gregsteele.ca/>



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