



Edmonton Alberta

\$225,000

Welcome to Rutherford Place in the heart of Garneau, one of Edmonton's most walkable and sought-after communities, steps from the University of Alberta, University Hospital, Whyte Avenue, the river valley and LRT. Freshly painted, professionally cleaned and move-in ready, this second-floor unit offers 1,041 sq ft of open-concept living with 2 bedrooms, 2 full bathrooms and a versatile den, ideal as an office or guest room. Brand new carpet runs throughout, with luxury vinyl tile in the kitchen and bathrooms. The living room features a cozy gas fireplace, and the kitchen showcases white cabinetry with granite countertops. The primary suite includes a full ensuite and two mirrored closets, well separated from the second bedroom for privacy. Enjoy a sunny south-facing balcony, in-suite laundry with newer front-load machines, beautifully maintained grounds and a powered parking stall behind the building. Condo fees include heat, water, building maintenance and a fully funded reserve. A must-see! (id:6769)

Living room 3.53 m X 3.17 m

Dining room 3.35 m X 2.79 m

Kitchen 3.36 m X 3.64 m

Den 3.36 m X 2.53 m

Primary Bedroom 3.41 m X 5.19 m

Bedroom 2 3.28 m X 3.44 m

Listing Presented By:



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Century 21 Masters

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RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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

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