



Edmonton Alberta

\$193,000

Priced well below assessed value. Located in the heart of Rosssdale, stones throw to our iconic River Valley & Legislative Grounds you'll find this gorgeous condo. Featuring 2 bedrooms , 2 full bathrooms, large peninsula style kitchen with loads of cabinets, breakfast bar, Corian countertops (also done in both bathrooms), ceramic flooring & spacious dining area. The livingroom has a cozy gas fireplace, upgraded laminate flooring, numerous SW windows that provide much sunlight & access to spacious circular balcony. Good sized bedrooms, ample storage , newer central air-conditioner/furnace, 6 appliances & 1 underground parking stall (53). Just minutes to many of Edmonton's finest attractions including Rogers Arena, Folkfest, Accidental Beach, dining, grocery as well as the University & LRT System. In 2015 the building went through a major upgrade: stucco off to 40 year Hardie Plank board, roof, attic insulation, windows, balconies/railings & dura-decking. Reasonable condo fee's incl heat and water. (id:6769)

Living room 6.73 m X 3.93 m

Dining room 4.21 m X 3.59 m

Kitchen 3.4 m X 3.08 m

Primary Bedroom 5.31 m X 3.75 m

Bedroom 2 3.17 m X 2.63 m

Laundry room 2.48 m X 2.14 m

Listing Presented By:



Originally Listed by:
Royal Lepage Premier Real Estate



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