



## Edmonton Alberta

\$199,900

Affordable homeownership is in sight! Say hello to your next home: this lovely 2 bed, 2 bath condo offering 836 sqft + titled parking stall, all for UNDER \$200K! The bright open-concept layout features large living & dining area w/ patio doors leading to good sized balcony. White kitchen offers lots of cabinet space + functional layout for everyday living. LARGE in-suite storage room adds incredible convenience & extra space rarely found in condo living! The primary bedroom is impressively sized & offers peaceful views of mature trees right outside your window, creating a tranquil feel. Location is everything & this unit delivers! Situated just steps from shopping centres, restaurants, grocery stores, schools, parks & everyday amenities, you can truly enjoy walkable convenience. Commuting is also a breeze with quick access to Yellowhead & Henday Drive, making it easy to get anywhere in the city! Condo fee of \$510.71 includes heat + water. No Pet Building. Building amenities include party room (id:6769)

Living room 18'8 x 14'

Dining room Measurements not available

Kitchen 10'3 x 7'10

Primary Bedroom 14'11 x 10'11

Bedroom 2 24'8 x 9'11

Storage Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX River City

<http://livarealestategroup.com/>



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