



## Edmonton Alberta

**\$159,000**

Welcome to this well-kept 1-bed, 1-bath with low condo fee offering a comfortable & convenient lifestyle near Costco, Superstore, Home Depot, Restaurants, Gym/Clareview Community, Library, Movie Theatre and Train Station. Enjoy the new vinyl plank flooring in livingroom and bedroom - Absolutely no carpet. Inside, the open-concept layout features a bright living area, a functional kitchen with ample cabinetry, in-suite laundry with extra storage and modern fridge with hooked up waterline. The spacious & quiet bedroom includes a large closet, and the modern bathroom is designed for comfort. Step out onto your private balcony, complete with a natural gas hookup for BBQ or heat lamp. Enjoy the convenience of a heated, titled underground parking stall. Additional building amenities include a fitness centre. Experience the perfect combination of comfort, convenience, and connectivity--right where you need it. (id:6769)

Living room 3.64 m X 2.65 m

Dining room 3.64 m X 2.52 m

Kitchen 3.38 m X 2.53 m

Primary Bedroom 3.38 m X 3.75 m

Listing Presented By:



Originally Listed by:  
Exp Realty

<https://www.rojekrealty.com/>

**Ahmad Sai**  
**RE/MAX RIVER CITY**

**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)