



## Edmonton Alberta

\$240,000

Stop renting and start owning in Ambleside! This stylish 2 bed + den, 2 bath condo offers amazing value with 2 titled parking stalls (one underground with storage cage). Ideal for first-time buyers, students, or downsizers, enjoy the open layout, 9 ft ceilings, and modern touches like wide plank flooring, dark cabinets, stainless steel appliances, and a spacious walk-in closet with ensuite. Set in L'Attitude Studios, you'll love the on-site fitness room, guest suite, social lounge with pool table, and heated, secure parkade with video surveillance. Walk to major bus routes and all the shops and restaurants at Currents of Windermere. Condo fees are \$460.41 and cover heat, water, reserve fund, janitorial services, and more. This is the lifestyle upgrade you've been waiting for--don't miss it! (id:6769)

Living room Measurements not available x 12 m

Dining room 3'6" x 6'11

Kitchen 13'6" x 13'5

Den Measurements not available

Primary Bedroom 11'3" x 11'3

Bedroom 2 11'3" x 11'4

Listing Presented By:



Originally Listed by:  
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