



## Edmonton Alberta

\$245,000

Welcome to this MOVE IN READY, TWO BEDROOM and TWO BATHROOM unit. The kitchen features WHITE modern CABINETS with crown molding, QUARTZ counter tops, tile backsplash and stainless steel appliances. The living room with bright and open and has access to the patio with GAS BBQ hook up. There are TWO spacious bedrooms and a main 4pce bathroom with quartz counters. The primary bedroom has a walk through closet with custom BUILT INS and a 4pce ENSUITE with quartz counters. There is an A/C wall unit and TITLED UNDERGROUND PARKING with additional storage. Low condo fees of \$422 INCLUDE ALL UTILITIES. Pet friendly complex with board approval. Fantastic location close to public transportation and all amenities. (id:6769)

Living room 3.47 m X 4.09 m

Dining room 3.77 m X 1.65 m

Kitchen 3.02 m X 2.54 m

Primary Bedroom 2.88 m X 3.96 m

Bedroom 2 2.73 m X 3.98 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.erinwillman.com/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.