



## Edmonton Alberta

\$133,000

Now this is Location, Location, Location! Welcome to Brander Gardens! This TOP FLOOR 2-BEDROOM condo is MOVE-IN READY with QUICK POSSESSION AVAILABLE. Just blocks from the RIVER VALLEY, SCENIC TRAILS, and FORT EDMONTON FOOTBRIDGE, it's a dream for outdoor lovers. Inside, enjoy a modern kitchen, spacious layout, beautiful vinyl flooring, and plenty of closet space. Relax on your PRIVATE DECK in a pet-friendly building that includes an assigned parking stall plus lots of visitor and street parking. Minutes to the UNIVERSITY OF ALBERTA with easy access around the city--perfect for students, professionals, or downsizers. Close to transit, and WALKABLE TO TOP-RATED SCHOOLS, SHOPPING, AND MORE! Act fast! (id:6769)

Living room 18'1 x 11'5

Dining room 9'3 x 7'6

Kitchen 7 m x Measurements not available

Primary Bedroom 12'11 x 10'11

Bedroom 2 12'11 x 9'4

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

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



**RE/MAX River City**

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