



## Edmonton Alberta

\$240,000

ORIGINAL OWNER 2 bedroom, 2 bath & 2 PARKING STALLS in Valour Condominiums! SNUGGLED in the prestigious neighborhood of Griesbach! West facing unit perfect for EVENING SUNSETS & BBQ's on the COVERED BALCONY equipped w/ a NATURAL GAS BIB & electrical outlet. Inside shows very well, high ceilings & WIDE PLANK flooring to greet you. Cook in the ISLAND KITCHEN complete w/ stainless appliances, PENDANT LIGHTS above the island, back splash tile & plenty of cupboards, a pantry & super convenient insuite LAUNDRY/STORAGE ROOM w/ stackable washer & dryer. An additional mini DEN is adjacent the kitchen w/ more drawers & cabinets for your tech gear. The BRIGHT living room is great for entertaining & has a patio door leading to the covered balcony. A 4 piece bath is found off the ample second bedroom. RELAX in the master suite, it has DOUBLE CLOSETS w/ mirrored doors & a 3 piece ensuite. One underground & one above ground parking; social & exercise rooms! GORGEOUS WALKING PATHS around the Lake & MORE! (id:6769)

Living room 3.14 m X 3.34 m

Kitchen 5.8 m X 3.69 m

Primary Bedroom 3.43 m X 5.14 m

Bedroom 2 3.07 m X 3.086 m

Laundry room 2.26 m X 1.1 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

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

**RE/MAX ELITE**

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