



## Edmonton Alberta

\$177,500

One of the last units with an original owner! Very well maintained large one bedroom suite. Located on the third floor with a west balcony sunset view. Features an open concept complete with handy stackable in suite laundry. Exterior utility room with the newer hot water tank. Central air conditioning for the upcoming summer! This suite shows as brand new. Lots of visitor parking. Separate titled stall in the heated underground parkade with extra caged storage area. This location is only steps from the famous Italian Center Shop and local dining establishments like the Lemon Grass Cafe. Commuting? You will appreciate direct bus routes to Downtown & Southgate Transit Center with easy access to the LRT. Superstore and Shoppers Drug are only a block away. With quick connections to the Anthony Henday & Whitemud Dr. this property is an exceptional find. Whether you are investing, have children that are students at University or a first time buyer or even down sizing - this may well be for you. (id:6769)

Living room Measurements not available

Primary Bedroom Measurements not available

Listing Presented By:



Originally Listed by:  
Homes & Gardens Real Estate  
Limited



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
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.