



## Edmonton Alberta

\$253,800

Welcome to this bright open-concept pie-shaped corner unit featuring 10' ceilings and nearly 950 sq ft of stylish living space. Two massive 8x8 windows flood the home with natural light and are equipped with top-up bottom-down blinds, plus a blackout blind in the primary bedroom. This 2 bed, 1 bath unit offers newer modern tile backsplash in the kitchen and new over-the-range microwave (2021), new A/C (2021), natural gas BBQ hookup, and utility access off the balcony. Furniture and many household items, including most kitchen wares, are negotiable. Enjoy a highly walkable central location just steps to Jasper Ave, cafes, restaurants, groceries, shopping, transit, and the new LRT line on 104 Ave. Minutes to the Ice District, Brewery District, 124 Street, river valley, Victoria Park, MacEwan University, Royal Alex Hospital, U of A Hospital, and University of Alberta. Includes titled heated underground parking. Well-maintained building. Unit is tenant occupied; minimum 24 hours notice required for showings. (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Listing Presented By:



Originally Listed by:  
ComFree



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