# Edmonton Alberta

## $249,900

DOWNTOWN LIVING | 2 BED + 2 BATH | BRIGHT WEST-FACING UNIT Welcome to this bright and spacious condo just north of Jasper Ave, ideally located to enjoy the best of downtown Edmonton. With over 1,035 sq ft, this well-maintained home offers an open-concept layout, large windows with abundant natural light, west-facing downtown views, updated flooring (2020), and a new cooktop (2021). The functional floor plan includes 2 bedrooms and 2 full bathrooms, including a generous primary suite with ensuite. The kitchen flows into the living and dining areas, creating a comfortable space for everyday living and entertaining. Complete with in-suite laundry, a private balcony with BBQ gas hookup, titled heated underground parking, secured entry, and a storage cage, this home offers both comfort and convenience. Surrounded by restaurants, groceries, parks, and transit, with easy access to the River Valley, NAIT, MacEwan, NorQuest, and the U of A, this location appeals to buyers and investors alike. (id:6769)

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|---|---|
| Living room 4.36 m X 4.85 m | Primary Bedroom 3.23 m X 3.77 m |
| Dining room 4.7 m X 3.51 m | Bedroom 2 2.9 m X 3.96 m |
| Kitchen 4.63 m X 4.91 m | |

Listing Presented By:



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