



## Edmonton Alberta

\$319,900

Steps from the river valley, the Legislature, and popular dining spots, this two-bedroom condo offers the ideal blend of downtown living and Edmonton's natural beauty. With quick access to the Government Centre LRT station, it's perfect for both students and professionals. This 1,091 sq.ft. corner unit features 2 bedrooms, 2 bathrooms, and 2 parking stalls—one underground with a storage locker and another conveniently located right outside the building. The spacious layout includes a large living room with a corner gas fireplace, a functional kitchen and dining area, and updated laminate flooring throughout. Both generously sized bedrooms offer ensuite bathrooms and walk-in closets with built-in shelving. Additional highlights include a west-facing balcony overlooking Grandin Park, in-suite laundry, and air conditioning! The building is pet and child-free and offers amenities such as an exercise room and meeting room, and ample visitor parking. A truly exceptional location. (id:6769)

Living room 3.46m x 3.99m

Dining room 3.00m x 4.61m

Kitchen 2.94m x 3.62m

Primary Bedroom 3.75m x 4.25m

Bedroom 2 3.37m x 3.74m

Laundry room 2.93m x 1.67m

Listing Presented By:



Originally Listed by:  
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