



## Edmonton Alberta

\$284,900

Stunning 9th Floor Downtown Condo | Breathtaking Views | Prime Investment Opportunity. Experience elevated urban living in this impeccably upgraded 9th-floor condo in an 18+ building in the heart of downtown! Featuring 2 beds & 2 baths across 1,040 sq ft, this unit offers unobstructed Downtown Views, perfect for enjoying vibrant sunrises & sunsets. Originally a show suite, it boasts premium finishes like granite countertops, s.s. appliances, rich hardwood/laminate flooring, elegant cabinetry w/ crown molding & under-mount lighting. The open-concept layout is ideal for relaxation & entertainment. Key features include: New A/C (2024), new washer & dryer (2026), a spacious primary w/ a 3pce ensuite, a 2nd bed & an additional 4pce bath great for guests or a home office, plus a titled underground parking stall. The building allows pets & offers a large gym, social room & guest suite. Enjoy unbeatable walkability, steps from Grant MacEwan University, NorQuest College, the Ice District, shopping, cafes, & dining! (id:6769)

Living room 4.57 m X 3.46 m

Dining room 2.79 m X 3.46 m

Kitchen 3.36 m X 4.39 m

Primary Bedroom 6.34 m X 2.79 m

Bedroom 2 2.67 m X 2.92 m

Laundry room 1.82 m X 2.59 m

Listing Presented By:



Originally Listed by:  
Century 21 Masters

<https://www.paigesellsyeg.ca/>



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