



## Edmonton Alberta

\$299,000

Downtown living at it's best with this 1199 sq foot townhouse style condo in The Venetian. You won't feel cramped or crowded with lot's of space on two levels. Upper level features a spacious master bedroom with 3 piece ensuite as well as a second bedroom and full 4 piece bath. A laundry/storage room completes the upstairs. The main floor is an open concept layout with a roomy kitchen that flows into the dining room/living room area that has an electric fireplace and a patio door to a private balcony/terrace area with a street view. In suite heat pump for all your heating and cooling needs and year round comfort. Building features include concrete and steel construction, air conditioning, fitness room, secure bike storage and heated underground parking. With two levels and direct street access, this is a rare find in the west Downtown area and doesn't feel like an apartment building at all. Close to Rogers, GMCC, shopping and transit. Very walkable area with everything close at hand. Immediate possession. (id:6769)

Living room 4.21 m X 3.34 m

Dining room 2.52 m X 3.7 m

Kitchen 2.93 m X 3.1 m

Bedroom 3 3.24 m X 2.95 m

Primary Bedroom 4.69 m X 3.35 m

Bedroom 2 4.39 m X 2.95 m

Laundry room 2.29 m X 1.89 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

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**RE/MAX ELITE**

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Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)