



## Edmonton Alberta

\$375,000

This stunning southeast-facing corner unit in the heart of downtown offers 2 bedrooms, a den, and 2 full bathrooms, perfectly situated on the vibrant 104 Street corridor, home to seasonal farmers markets, year-round festivals, and top-tier dining. Located beside the Ice District and Rogers Place, you can even enjoy New Year's fireworks from your private covered patio, which also offers a direct view of the highly rated Don Wheaton Family YMCA just one block away. Inside, the open-concept design features a spacious kitchen with a large island, flowing seamlessly into the bright living room—perfect for entertaining. With low condo fees, a well-managed condo board, secure underground parking, and a Bluebox security locker system for package deliveries, this unit offers both comfort and convenience. Plus, with easy access to the new Valley Line LRT, getting around the city is effortless. Don't miss this opportunity to live in the heart of it all! \*Some photos are virtually staged\* (id:6769)

Living room 3.04 m X 3.28 m

Dining room 2.72 m X 1.39 m

Kitchen 3.64 m X 3.56 m

Den 2.16 m X 2.95 m

Primary Bedroom 3.36 m X 3.47 m

Bedroom 2 2.87 m X 3.51 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

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

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