



## Edmonton Alberta

\$488,000

ABOVE IT ALL, RIGHT AT HOME, RIGHT WHERE YOU BELONG. Wake up to soft morning light over the downtown and unwind with sunset skies from your balcony as skyline glows around you. This SUB-PENTHOUSE offers a refined retreat in the heart of the bustling capital city, elevating everyday living. Step inside to a sophisticated black and white motif with crisp, clean lines, sleek cabinetry, stainless steel appliances, rich engineered hardwood flooring, A/C, and a central fireplace that blends modern efficiency with welcoming comfort. Expansive windows frame the skyline and flood the living area with natural light. Discover this 2 bedroom, 1000+ sq ft home, each bedroom featuring its own 4-piece bath, walk-in closet, and balcony, plus a versatile extra room perfect for a home office or gym. PERFECTLY POSITIONED for premier dining, elite shopping, HOCKEY, and entertainment, just minutes from the River Valley walking trails, this is downtown living at its most polished. Come see what your heart already calls home! (id:6769)

Living room 7.55 m X 4.57 m

Dining room 3.02 m X 4.35 m

Kitchen 3.54 m X 2.42 m

Den 1.96 m X 2.33 m

Primary Bedroom 3.25 m X 3.12 m

Bedroom 2 2.97 m X 4.55 m

Listing Presented By:



Originally Listed by:  
Exp Realty



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