



## Edmonton Alberta

\$224,900

Welcome To Heritage Landing, A Vibrant, Walkable Community Where Modern Convenience Meets Effortless Living. Just Minutes From Transit And James Mowatt Trail, Unit #208 Offers A Perfectly Maintained Sanctuary. Unwind On Your Southwest-Facing Balcony, The Ideal Front-Row Seat For Golden Hour Sunsets. Inside, The 916 Sq Ft Home Shines With Premium Finishes: Granite Countertops And Brand Name, Stainless Steel Appliances All In The Functional Galley Kitchen. The Smart Floor Plan Features 2 Generous Bedrooms And 2 Full Baths, Including A Relaxing Soaker Tub, Positioned On Opposite Sides Of The Living Area For Optimal Privacy. Sun-Drenched Windows Fill The Home With Warmth, While A Versatile Flex Space Serves As The Perfect Home Office Or Play Area. Ideal For First-Time Buyers Or Downsizers Alike, This Unit Includes A Titled, Oversized, Underground Heated Parking Stall And A Rare, Massive Private Storage Room. Experience Comfort, Style, And Space In All The Right Places! A Rare Find! (id:6769)

Living room 17'10" x 15'4"

Dining room 8'7" x 12'3"

Kitchen 7'6" x 8'1"

Den 7'10" x 7'1"

Primary Bedroom 15' x 9'10"

Bedroom 2 10'10" x 9'3"

Listing Presented By:



Originally Listed by:  
Maxwell Heritage Realty

<https://francineallan.maxwellrealty.ca/>

**RE/MAX Elite**

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