



## 6925 199 Street 217 Edmonton AB

\$175,000

A Beautifully Updated Condo in an Environmentally Thoughtful Building! This attractive building has a concrete and steel frame, which is energy efficient, fire resistant and quiet, and the geothermal heating is sustainable and affordable. This elegant unit features stainless appliances, a newer dishwasher, new laminate flooring, central air, and low "E" windows. The darker wood cabinets in the kitchen complement the flooring, and additional seating is found at the peninsula. The dining room connects the kitchen and living room, which has ample natural light from the private, west-facing balcony. The spacious primary bedroom sits across from the 4-pc bathroom, and an in-suite laundry offers convenient extra storage. Underground, heated parking keeps your vehicle secure, and an exercise room provides a great place to work out. Guinevere Park, with its scenic boardwalks, fountains, and viewing decks overlooking the water, offers a chance to experience a natural setting just a few blocks away.

Listing Presented By:



Originally Listed by:  
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