



Edmonton Alberta

\$197,500

Welcome to Californian Manor, a WELL-MANAGED ADULT-LIVING community offering COMFORT, CONVENIENCE, and GREAT AMENITIES. This BRIGHT AND SPACIOUS 2-bedroom, 2-bathroom CORNER SUITE sits on the third floor with a desirable northeast-facing balcony that captures BEAUTIFUL MORNING LIGHT and STAYS COOL through the day. The OPEN-CONCEPT layout features a welcoming living room, a functional kitchen with PLENTY OF CABINETRY, and a dining area perfect for ENTERTAINING. The primary bedroom includes a WALK-THROUGH CLOSET and PRIVATE ENSUITE, while the second bedroom and full bath provide EXCELLENT FLEXIBILITY for guests or a home office. Residents enjoy FANTASTIC AMENITIES including a GUEST SUITE, a CRAFT ROOM, EXERCISE ROOM, large social room, and convenient CAR WASH, plus SECURE UNDERGROUND parking and easy access to shopping, dining, public transit, and major roadways. (id:6769)

Living room 4.6 m X 4.03 m

Dining room 3.67 m X 2.24 m

Kitchen 3.12 m X 2.81 m

Primary Bedroom 4.03 m X 3.43 m

Bedroom 2 3.28 m X 2.72 m

Laundry room 2.08 m X 1.59 m

Listing Presented By:



Originally Listed by:
Professional Realty Group

 **RE/MAX Elite**

REMAX ELITE

8104 160 Ave NW, Edmonton, AB,
T5Z 3J8

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.