



## Edmonton Alberta

\$239,900

Immaculately kept 1038 sq. ft. unit in The Vanier, a well managed 55+ building with a sense of community. An open concept layout allows great flow between the kitchen, dining area and living room. The spacious maple kitchen features a centre island with pot drawers, tile backsplash and a pantry. The living room has laminate flooring and a huge window, and it leads to the south-facing balcony. A spacious primary bedroom with walk-in closet and 3 pce ensuite with large shower. A large 4 pce bathroom is located near the 2nd bedroom. Fan coil cooling for the warm summer days! Underground parking includes a secure storage locker plus a car wash bay! The residents of The Vanier enjoy fantastic amenities such as a games room, lounge, library and a guest suite. Close to all amenities and located in a mature west end neighborhood close to the Misericordia hospital. Some photos have been virtually staged. (id:6769)

Living room 3.66 m X 4.93 m

Dining room 3.65 m X 2.22 m

Kitchen 3.65 m X 3.18 m

Primary Bedroom 4.01 m X 4.32 m

Bedroom 2 2.79 m X 3.61 m

Laundry room 2.85 m X 1.65 m

Listing Presented By:



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