



## Edmonton Alberta

\$235,000

Enjoy breathtaking unobstructed panoramic views of the River Valley from this beautifully renovated 2 bedroom, 2 bathroom condo offering over 1,150SqFt of bright, comfortable living space. Recent updates include newer paint, flooring & appliances creating a stylish yet low-maintenance home. The bright & spacious living room flows into a formal dining area—perfect for relaxing or entertaining. Located steps from restaurants, shopping, parks, downtown & the vibrant 124 Street district, with convenient access to public transit & both the U of A and Grant Macewan campuses, this home offers exceptional walkability & convenience. A rare find, you will enjoy 2 titled underground parking stalls with storage plus in-suite laundry! Additional highlights include excellent building amenities with a fully equipped fitness centre & sauna, library, social room, ample visitor parking & condo fees that include all utilities—making this a comfortable & worry-free lifestyle for students, professionals or downsizers alike! (id:6769)

Living room 5.84 m X 5.76 m

Dining room 2.5 m X 2.46 m

Kitchen 2.39 m X 2.64 m

Primary Bedroom 6.95 m X 3.17 m

Bedroom 2 4.85 m X 4.19 m

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

<http://www.rachelfung.ca/>

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