



## Edmonton Alberta

\$259,000

Immaculate top-floor 2 bedroom, 2 bathroom condo with TWO underground parking stalls. The bright, open living space is anchored by a cozy gas fireplace and walls of windows that fill the home with natural light. The kitchen opens to a generous living and dining area, leading to a sunny south-facing balcony with a natural gas BBQ hookup. The spacious primary retreat features a walk-in closet and private ensuite, while the second bedroom provides flexibility for guests or a home office. Enjoy year-round in-floor heating, air conditioning, and the ease of in-suite laundry and remote-controlled upper window coverings. This well-cared-for building offers outstanding amenities including a social room with outdoor patio & BBQ, fitness room, workshop, and underground parking with wash bay. Ideally located within walking distance to shopping, dining, and everyday essentials. (id:6769)

Living room 4.24 m X 4.44 m

Dining room 3.01 m X 2.88 m

Kitchen 4.19 m X 3.45 m

Primary Bedroom 5.93 m X 3.49 m

Bedroom 2 3.04 m X 3.9 m

Laundry room 2.22 m X 4.44 m

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence



### 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.