



## Edmonton Alberta

\$192,500

First-time buyers or investors you won't want to miss this one! Check out this beautiful condo in the heart of Edmonton. This top floor unit with soaring 10ft ceilings is sure to impress with its unique layout and west-facing windows (w/private balcony) that lets in plenty of natural light. Recent upgrades include new carpet in bedroom, tile backsplash in kitchen, paint and new light fixtures throughout (2024), along with a newer 50ltr HWT (Sept 2021). Amazing location just steps from 124th street, Manchester Square and the iconic Brewery District offering tons of local shopping, restaurants, gyms, breweries, pubs and MORE. Everything you need is within walking distance. The soon to be complete Valley West LRT will stop less than a block from your door for quick transit to downtown, MacEwan, U of A, or NAIT. Want to enjoy the outdoors? Experience multiple access trails to the breathtaking River Valley blocks away. Includes 1 titled underground heated parking stall and private storage cage. Pet friendly! (id:6769)

Living room 4.26 m X 4.88 m

Primary Bedroom 2.64 m X 3.3 m

Kitchen 3.15 m X 3.54 m

Listing Presented By:



Originally Listed by:  
Liv Real Estate

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