



## Edmonton Alberta

\$339,900

Immaculate condo located in the heart of Garneau. University Place! Located on the TOP FLOOR with a S.W. exposure. With 922 Sq ft this 2 bedroom, 2 bath, is ideal for students sharing while attending school or professionals Working/Teaching U of A, University Hospital or Mazankowski Heart Institute. Close to the LRT with easy access to downtown. Open concept - Kitchen is spacious with breakfast bar and stainless steel appliances. Dining area with garden door to a quiet balcony. Living room boasts 12' ceiling and fireplace . Central air, laundry and storage are some of the bonus features. There are 2 underground parking stalls (tandem). Terrific location! Walk to U of A, University Hospital, Old Strathcona unique shops, restaurants, Whyte Avenue, farmers' market, river valley, and walking trails. (id:6769)

Living room 4.17 m X 5.63 m

Dining room 2.4 m X 2.28 m

Kitchen 2.5 m X 3.05 m

Primary Bedroom 3.59 m X 3.97 m

Bedroom 2 2.79 m X 3.06 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

<http://www.luciarealty.com/>

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)