



## Edmonton Alberta

\$175,000

Location, and comfort, this 2-bedroom condo has it all! In the heart of downtown, this secure building is the perfect choice for students, investors, or professionals looking to live in a vibrant neighborhood. The layout offers a large living area, and the updated galley kitchen and bathroom provide modern finishes that make this unit feel like home. Building has been upgraded, with vinyl windows, newer elevators, and a roof, ensuring peace of mind for years to come. Walking distance from MacEwan University, the River Valley, and the trendy Brewery & Ice Districts, you'll be surrounded by restaurants, shops, & entertainment. You'll also enjoy the buildings amenities, including a fitness center, indoor pool, and outdoor patio with green space and BBQs. Utilities (heat, water, and power) are included in the condo fees, and there's an underground parking stall. Pets are welcome including all dog sizes. If you're looking for a place to call home or an ideal Airbnb investment, this condo checks all the boxes! (id:6769)

Living room 5.43 m X 3.76 m

Dining room 2.38 m X 2.37 m

Kitchen 2.55 m X 2.33 m

Primary Bedroom 4.27 m X 3.59 m

Bedroom 2 4.27 m X 2.72 m

Storage 0.91 m X 2.03 m

Listing Presented By:



Originally Listed by:  
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