



## Edmonton Alberta

\$149,900

TOP-FLOOR GEM IN PARKDALE! Stylish and move-in ready, this spacious 1-BEDROOM + OPEN DEN condo (potential for a second bedroom) offers 2 FULL baths, IN-SUITE LAUNDRY, and energized parking. The bright open layout showcases a modern L-shaped kitchen with NEW QUARTZ COUNTERTOPS, new carpet, and newer appliances. Both bathrooms feature upgraded quartz counters for a sleek touch. The large primary suite includes a walk-through closet and private ensuite, while the open den provides flexibility for a home office or guest space. Enjoy the quiet, SOUTHWEST-FACING BALCONY perfect for relaxing. This secure, newer built, well-managed building offers an elevator and ample visitor parking. STEPS FROM THE LRT, groceries, restaurants, coffee shops, and Commonwealth Stadium with easy access to Downtown, Rogers Place, and U of A. Low condo fees. Exceptional location, modern upgrades, and unbeatable value! \*some photos virtually staged (id:6769)

Living room 11'2" x 18'2"

Dining room 11'1" x 8'5"

Kitchen 9'7" x 10'7"

Den Measurements not available

Primary Bedroom 14'10" x 15'

Listing Presented By:



Originally Listed by:  
Blackmore Real Estate

**REMAX Elite**

### REMAX ELITE

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