



Edmonton Alberta

\$375,000

OUTSTANDING CONDO IN GRANDIN MANOR. SPECTACULAR LEGISLATURE VIEWS. Located across street from Legislature park. INCOMPARABLE FLOOR PLAN with open design concept. Lower than average condo fees of \$599! Well run complex with \$3.2M in reserve fund. Complex is concrete construction offering a quiet environment. End unit suite with windows on 3 sides, offering plenty of natural light and air flow. Large living room with patio doors to spacious balcony, full dining room, large Li-shaped kitchen with vast counter space and stainless-steel appliances. 2 bedrooms with full bathrooms off each. Bedrooms are at opposite ends of condo. Luxury vinyl plank flooring. Central air conditioning. Complex is well situated offering plenty of amenities. Grandin LRT station entrance next to complex. Very quick access to the university. Half a block to the river valley nature trails, short walk to the Legislature building. Near coffee shops, restaurants, Jasper Ave, Save-On-Foods. Make this condo your home!! (id:6769)

Living room 3.5 m X 4.1 m

Dining room 2.3 m X 4.8 m

Kitchen 2.8 m X 3.6 m

Primary Bedroom 3.85 m X 4.3 m

Bedroom 2 3.4 m X 3.75 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

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



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.