



## Edmonton Alberta

\$153,000

Discover this meticulously maintained 1-bedroom main-floor condo in South Terwillegar. This open-concept unit features a bright living area with stylish laminate flooring throughout—completely carpet-free. The designer kitchen boasts sleek cabinetry and stainless steel appliances. Enjoy a spacious bedroom with ample closet space and a private patio that opens onto a quiet greenspace with mature trees. Key features include in-suite laundry, a full bath with a soaker tub, and one energized parking stall. Residents also have access to the building's Rendezvous Room. Perfectly situated across from scenic walking trails and minutes from the Terwillegar Rec Centre, shopping, and public transit, with rapid access to Anthony Henday Drive. Low condo fees include heat and water. Currently tenant-occupied, this unit is a fantastic turn-key opportunity for investors seeking a high-quality property in a prime location. Excellent value in a desirable community! (id:6769)

Living room 4.1m x 3.8m

Kitchen 3.7m x 2.9m

Primary Bedroom 3.4m x 3.1m

Laundry room 1.9m x 1.8m

Listing Presented By:



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Mozaic Realty Group

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