



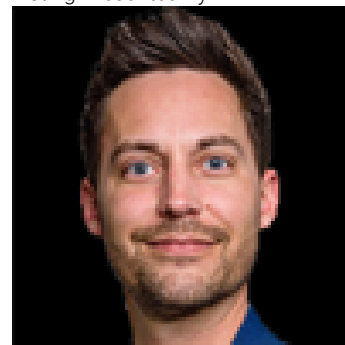
Edmonton Alberta

\$270,000

South facing balcony overlooking the pond AND a concrete building? You bet! Welcome to Signature at Ambleside. Enjoy a functional open layout with 2 bedrooms, 2 full bathrooms, a spacious living area, modern kitchen with granite countertops, in-suite laundry, central A/C, and a private balcony with a desirable south-facing exposure. The primary bedroom features a 3-piece ensuite, while the second bedroom is ideal for guests, a home office, or roommate living. This well-managed building offers excellent amenities including a fitness room, recreation/lounge space, concierge service, and outdoor patio. The unit also includes 1 TITLED underground heated parking stall. Ideally located close to shopping, restaurants, schools, parks, public transit, and major roadways, with easy access to everything Windermere has to offer. A fantastic opportunity for first-time buyers, downsizers, investors, or anyone looking for low-maintenance living in a desirable south Edmonton community! Some photos virtually staged (id:6769)

Living room 5.37 m x Measurements not available
 Dining room Measurements not available
 Kitchen 4.53 m x Measurements not available
 Primary Bedroom 3.03 m x Measurements not available
 Bedroom 2 3.1 m x Measurements not available
 Laundry room Measurements not available

Listing Presented By:



Originally Listed by:
 Exp Realty

REMAX
Excellence

REMAX Excellence

201, 5607-199 Street, Edmonton,
 Alberta,

Phone: 780-984-9399
 Fax:
 steveleddy@hotmail.com

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.